HOUSING MARKET INFORMATION

# HOUSING NOW
## Vancouver and Abbotsford CMAs

CANADA MORTGAGE AND HOUSING CORPORATION

Date Released: October 2010

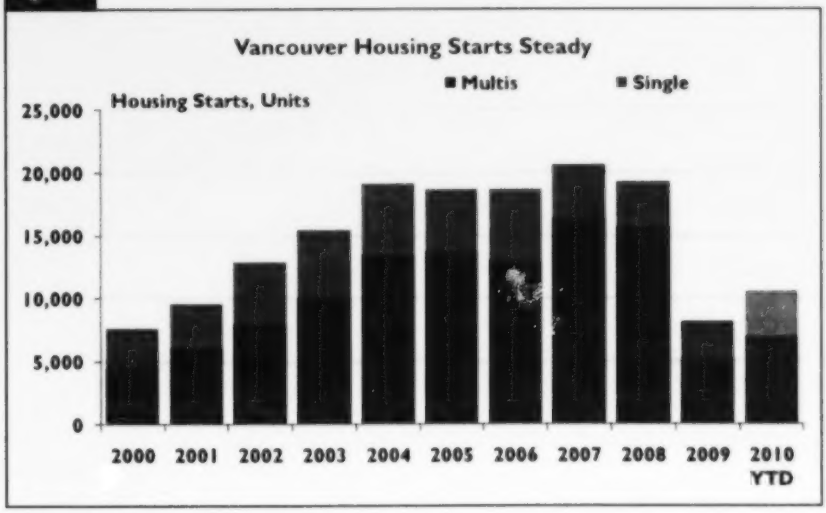
## Vancouver CMA

### New Home Construction

A stable economy that is generating more jobs as well as steady migration to the CMA has provided builders the impetus to build. September 2010 recorded 1,644 housing starts in the Vancouver Census Metropolitan Area (CMA). The total number of new homes started during the first nine months of the year reached 11,137, compared to 5,644 starts recorded during the same period last year. The ten-year average for this period is 11,594 starts for the CMA.

Single detached housing starts remained strong but multiple family units dominated September's residential construction activity in the Vancouver CMA with 1,251 new units started. Most of these new multiple family units started were apartment condominiums, but there have also been a growing number of homes with secondary suites getting underway, especially in Vancouver City.

Figure 1




Source: CMHC

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Coquitlam, and Richmond. Accessory suites serve as mortgage helpers for homeowners and meet the rental housing demands of a rapidly growing population near the city core. During the first three quarters of 2010, foundations were poured for 3,596 single-detached residential units and 7,541 multiple-family homes.

For September 2010, demand for new single-detached housing kept pace with supply resulting in a low inventory of newly completed and unabsorbed single family homes. On the other hand, the supply of completed and unabsorbed new condo apartment units has risen. This is partly due to the completion of several large condominium apartment projects during the past six months that pushed the completion rate of condominium apartment units to an average of 620 units per month. Historically, the average monthly completion rate of condominium apartment units over the past decade has been 533 units per month.

## Resale Market

The third quarter of 2010 brought balance to the residential resale market. Sales of existing homes on the Multiple Listing Service (MLS®) have been steady since June, averaging around 2,200 sales per month. The number of new listings has pulled back from the levels seen during the latter part of 2009 and early 2010, and the stock of existing homes for sale has been trending down since May. While a steady level of sales and a declining level of new listings coming onto the market each month has helped to bring down the total stock of active listings, this also suggests that some sellers may have taken their properties off the market when they did not get the price they expect. As a result, the resale home market has moved in balanced market conditions.

# Abbotsford CMA

## New Home Construction

In the Abbotsford CMA, housing starts continued at a steady pace. There were 43 housing starts last month compared to 40 starts in September 2009. For the first nine months of 2010, the Abbotsford CMA has had a total of 351 housing starts, compared to 246 during the same period a year prior. This is still lower than the ten-year average of 711. The market turnaround, both resale and new construction, for the CMA was slower than in the Vancouver CMA because of its lower employment growth. Hence, the return of new housing projects in the Abbotsford CMA lagged as well.

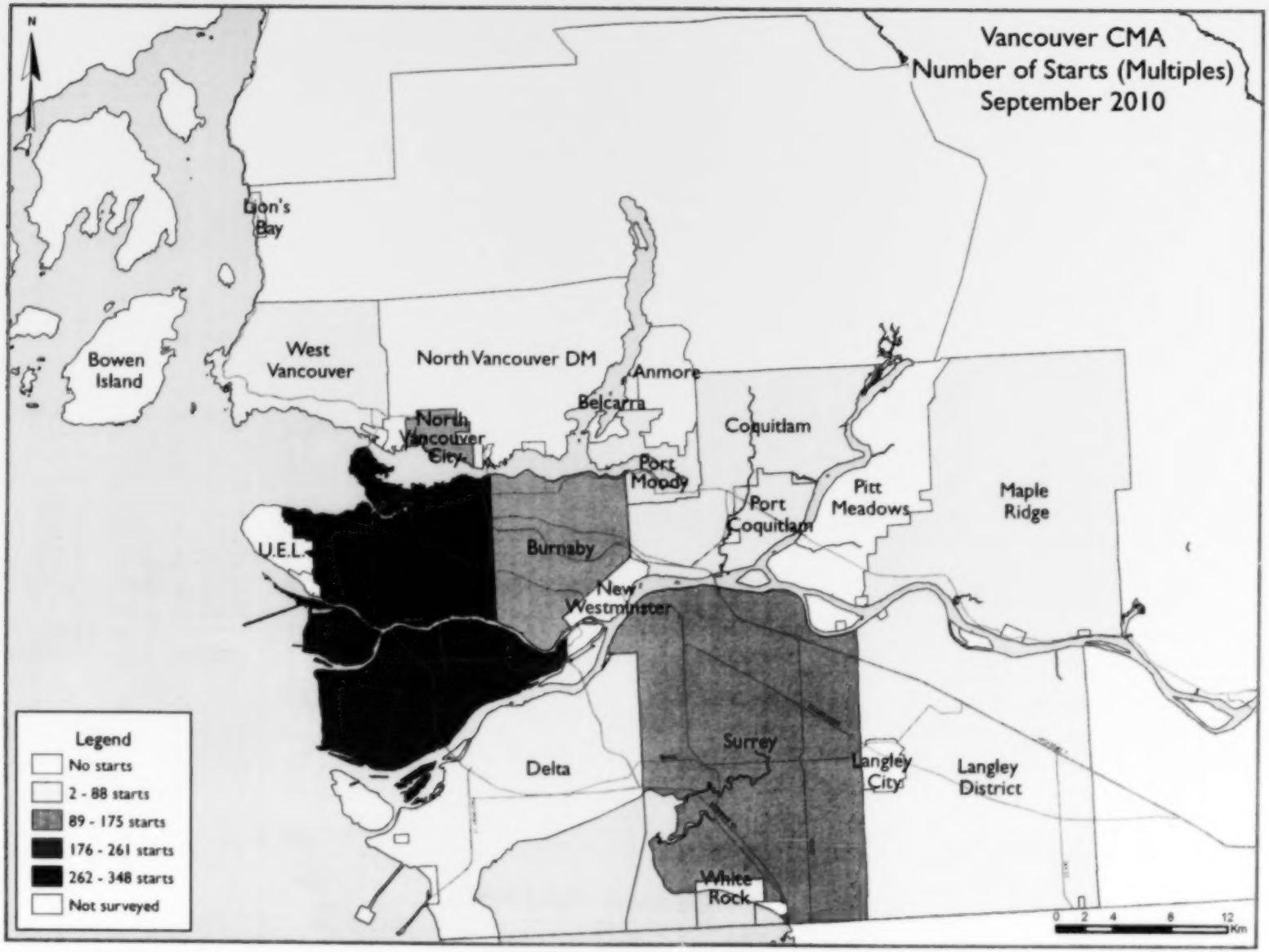
## Resale Market

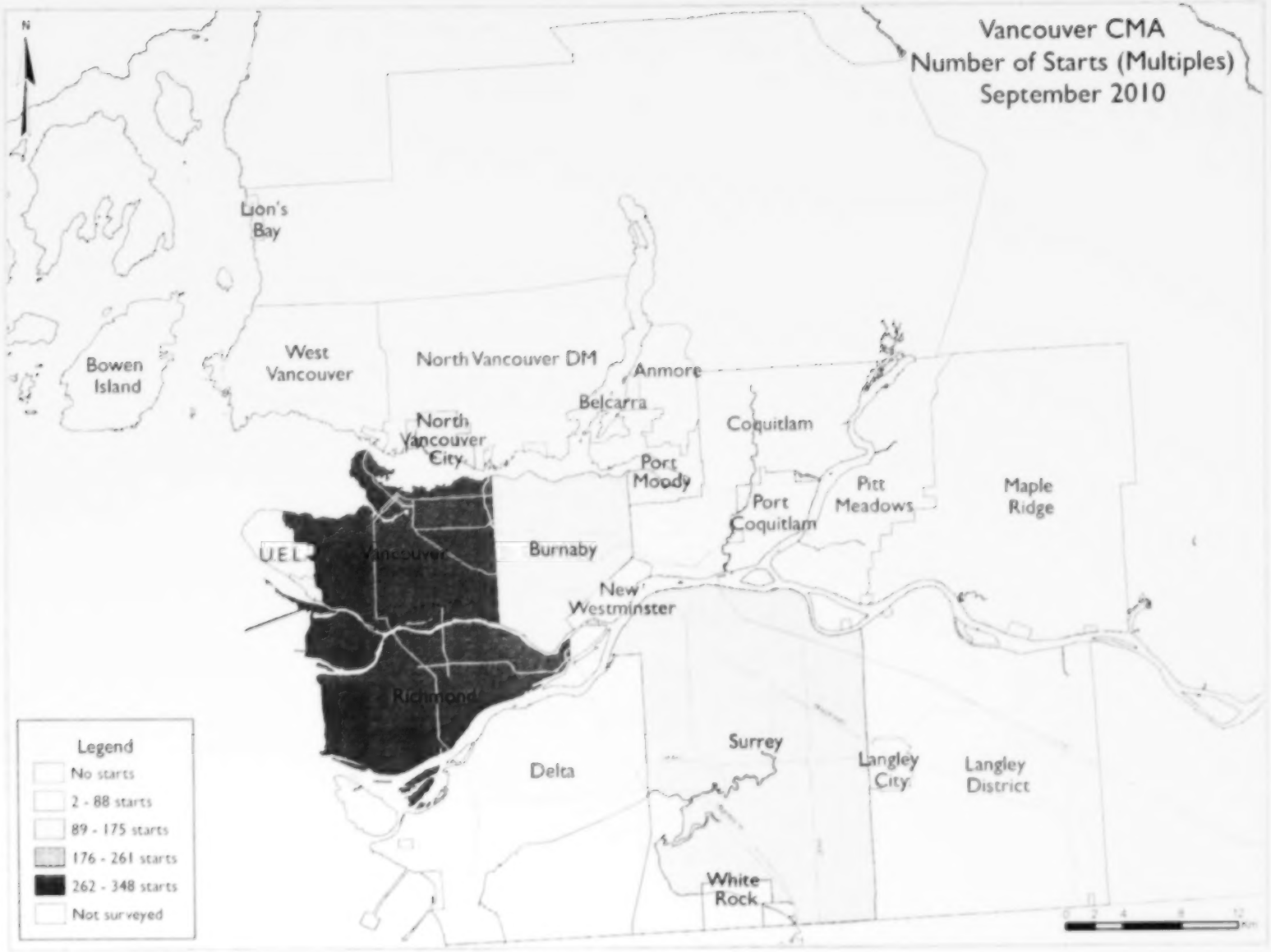
MLS® resale transactions in the Abbotsford CMA fell during the third quarter of 2010. For the quarter, there were 559 transactions, which is lower than the same period a year ago when 918 sales of existing properties through MLS® were recorded. The inventory of existing homes for sale (total active listings) remains elevated, putting downward pressure on resale prices.

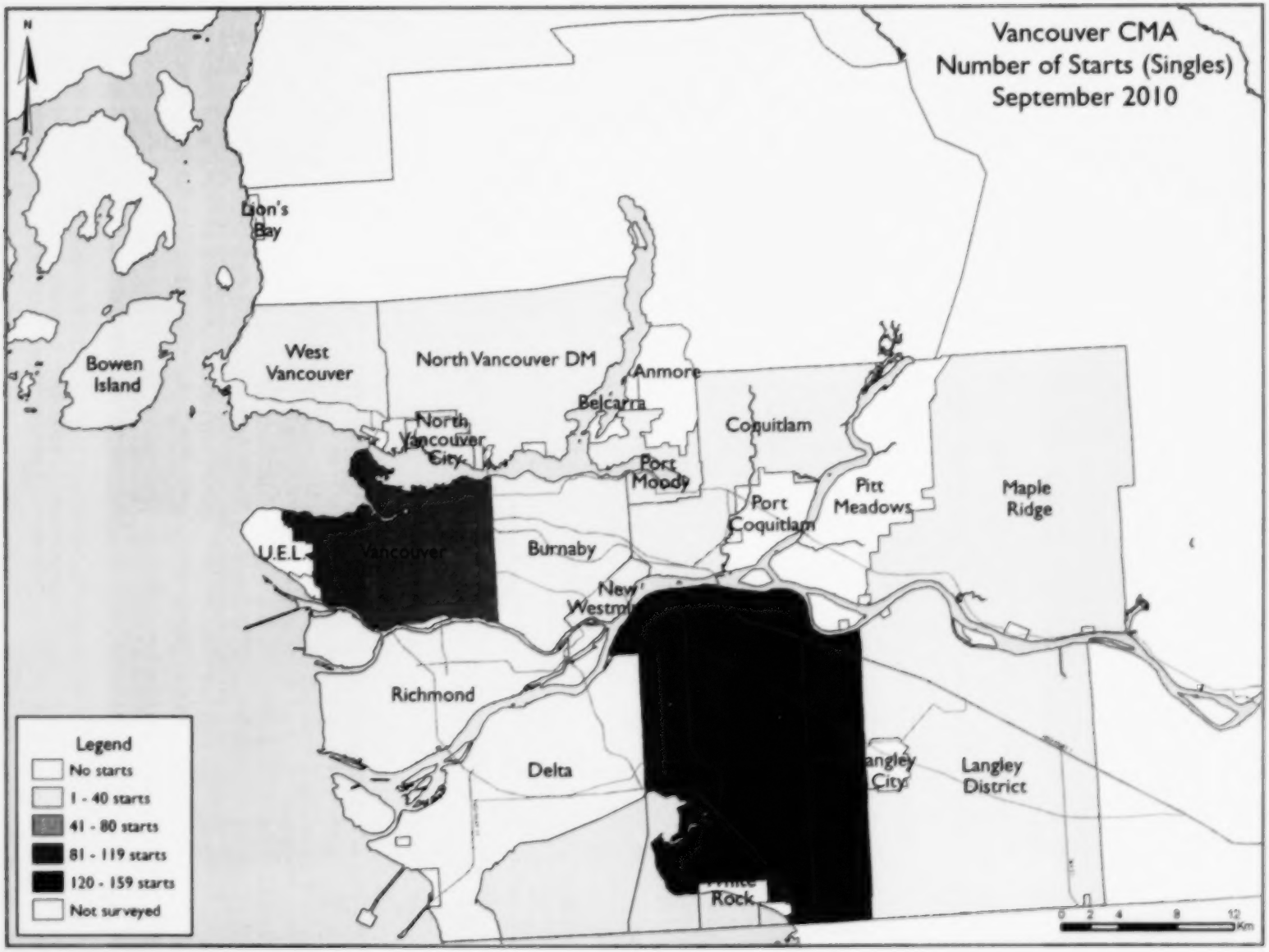
Still, with a declining number of new listings, the number of active listings has been edging down through the third quarter. This could shift the resale market back to more balanced conditions .

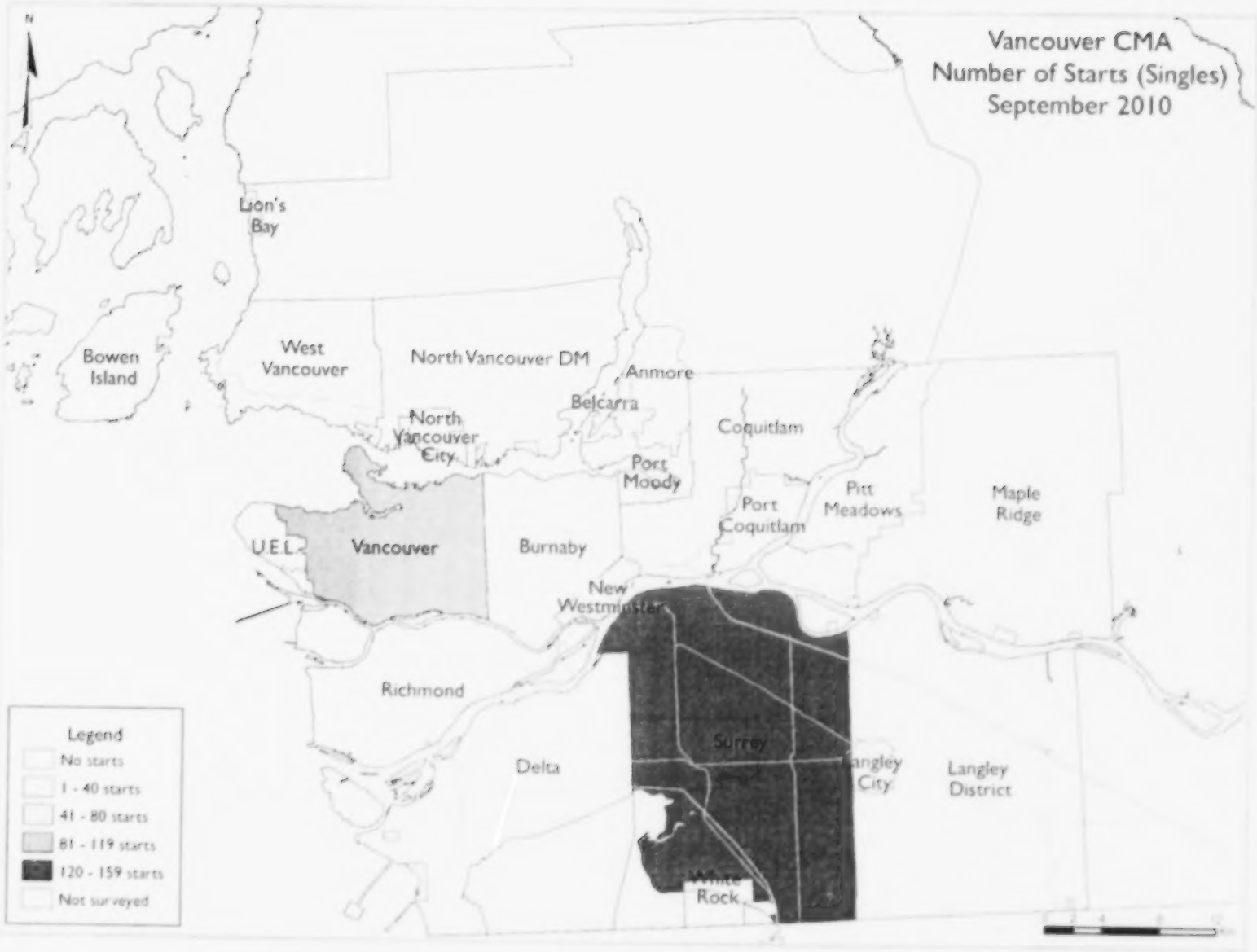
Figure 2

Source: REBGV


Vancouver CMA
Number of Starts (Multiples)
September 2010
N
Lion's Bay
Bowen Island
West Vancouver
North Vancouver DM
Anmore
Belcarra
Coquitlam
North Vancouver City
Port Moody
Port Coquitlam
Pitt Meadows
Maple Ridge
U.E.L.
Burnaby
New Westminster
Surrey
Delta
Langley City
Langley District
White Rock
Legend
No starts
2 - 88 starts
89 - 175 starts
176 - 261 starts
262 - 348 starts
Not surveyed
0 2 4 8 12
Km


Vancouver CMA
Number of Starts (Multiples)
September 2010
N
Lion's Bay
Bowen Island
West Vancouver
North Vancouver DM
Anmore
Belcarra
Coquitlam
North Vancouver City
Port Moody
Port Coquitlam
Pitt Meadows
Maple Ridge
UEL
Vancouver
Burnaby
New Westminster
Richmond
Delta
Surrey
Langley City
Langley District
White Rock
Legend
No starts
2 - 88 starts
89 - 175 starts
176 - 261 starts
262 - 348 starts
Not surveyed


Vancouver CMA
Number of Starts (Singles)
September 2010
N
Lion's Bay
Bowen Island
West Vancouver
North Vancouver DM
Anmore
Belcarra
North Vancouver City
Port Moody
Coquitlam
Port Coquitlam
Pitt Meadows
Maple Ridge
U.E.L.
Vancouver
Burnaby
New Westmin
Richmond
Delta
Langley City
Langley District
White Rock
Legend
No starts
1 - 40 starts
41 - 80 starts
81 - 119 starts
120 - 159 starts
Not surveyed
0 2 4 8 12 Km


Vancouver CMA
Number of Starts (Singles)
September 2010
N
Lion's Bay
Bowen Island
West Vancouver
North Vancouver DM
Anmore
Belcarra
North Vancouver City
Coquitlam
Port Moody
Port Coquitlam
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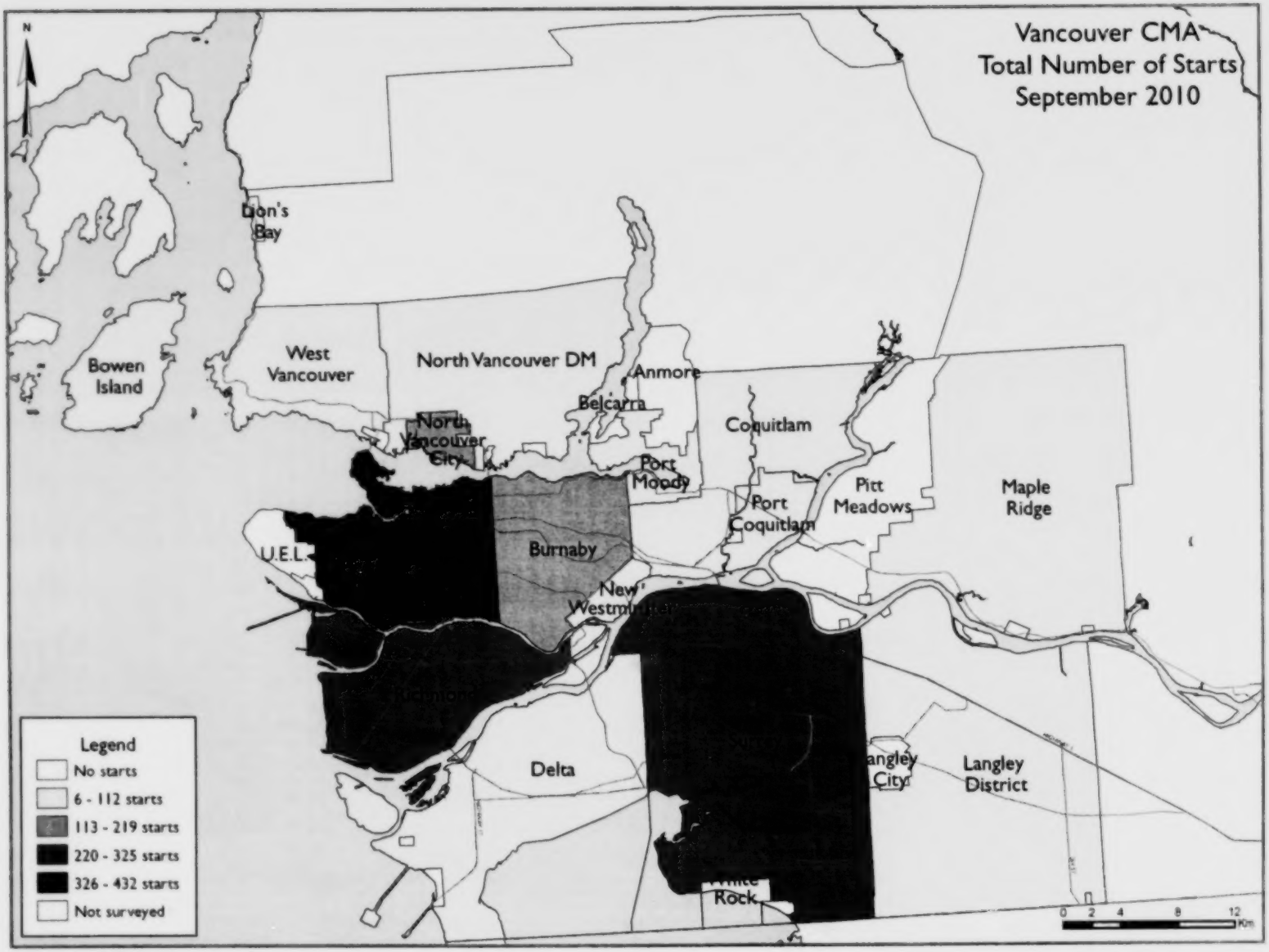
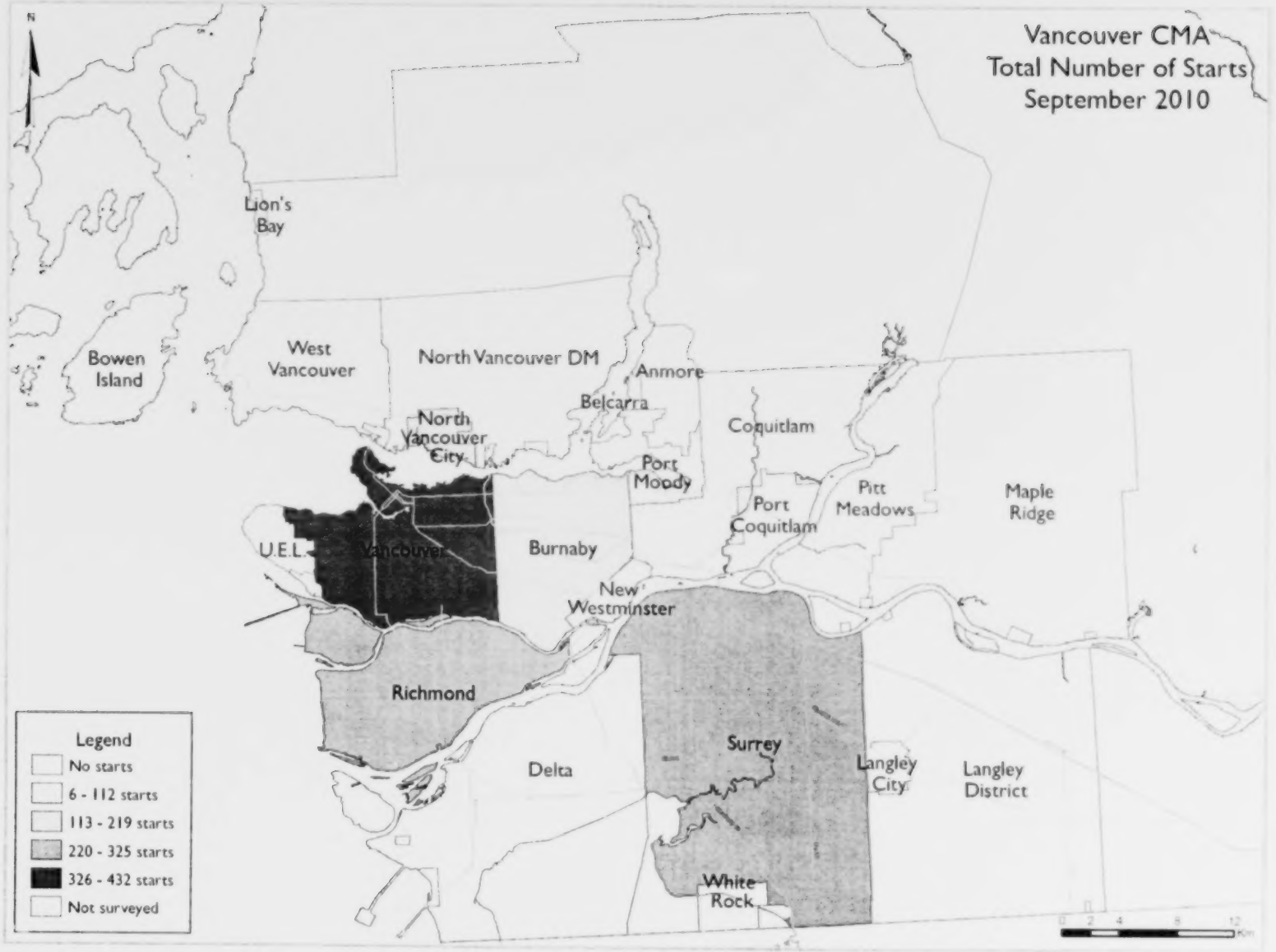
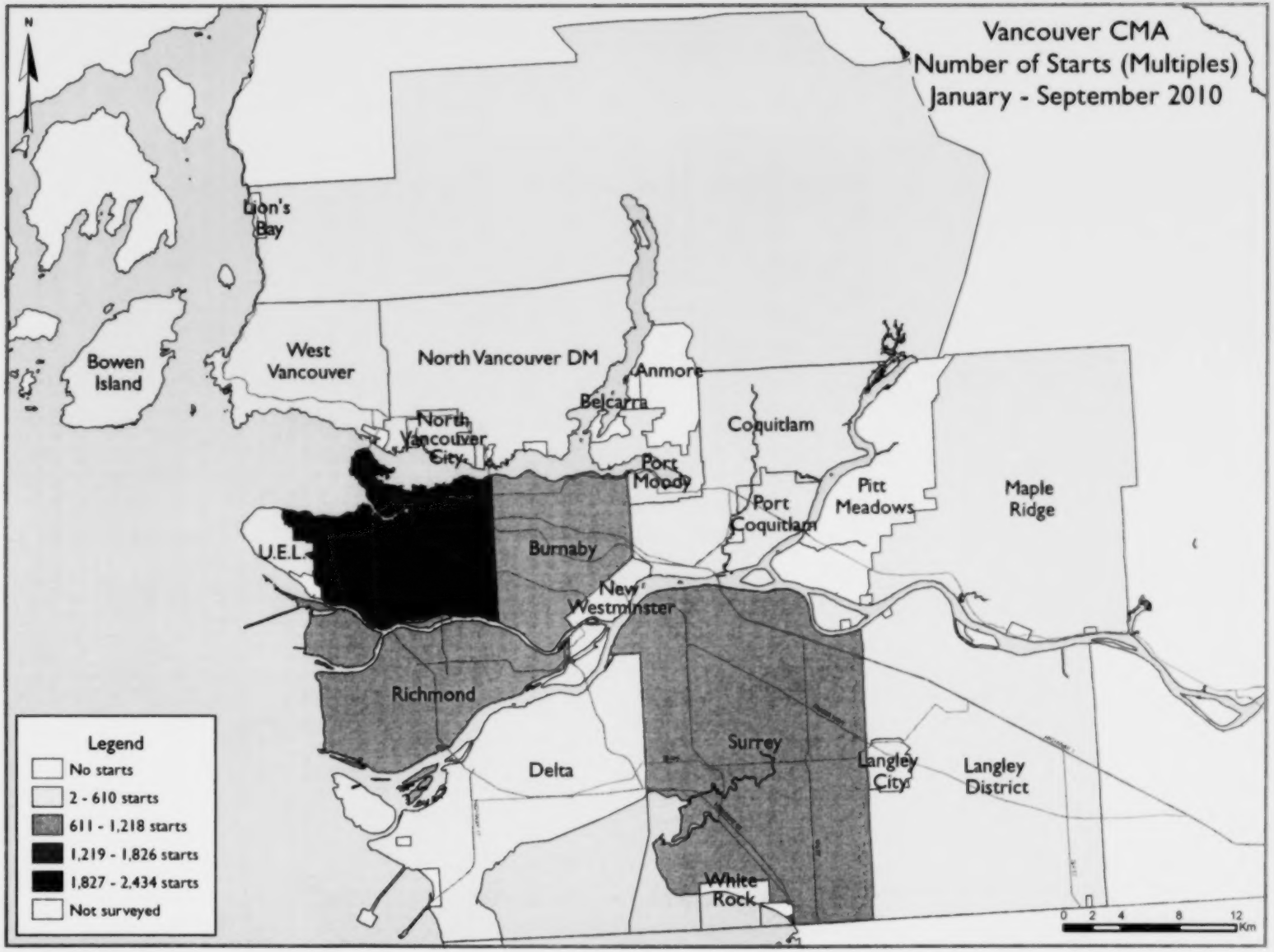
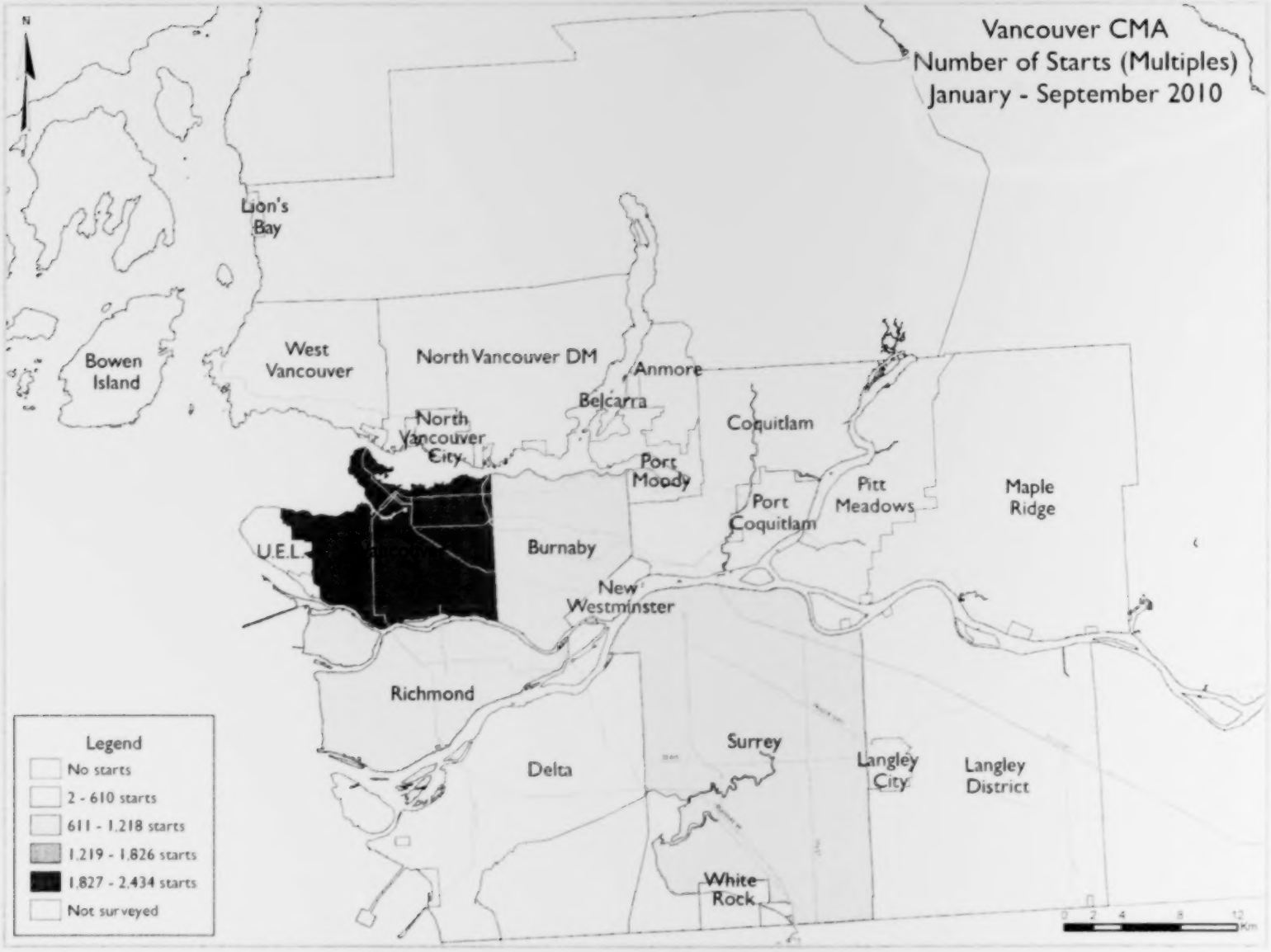
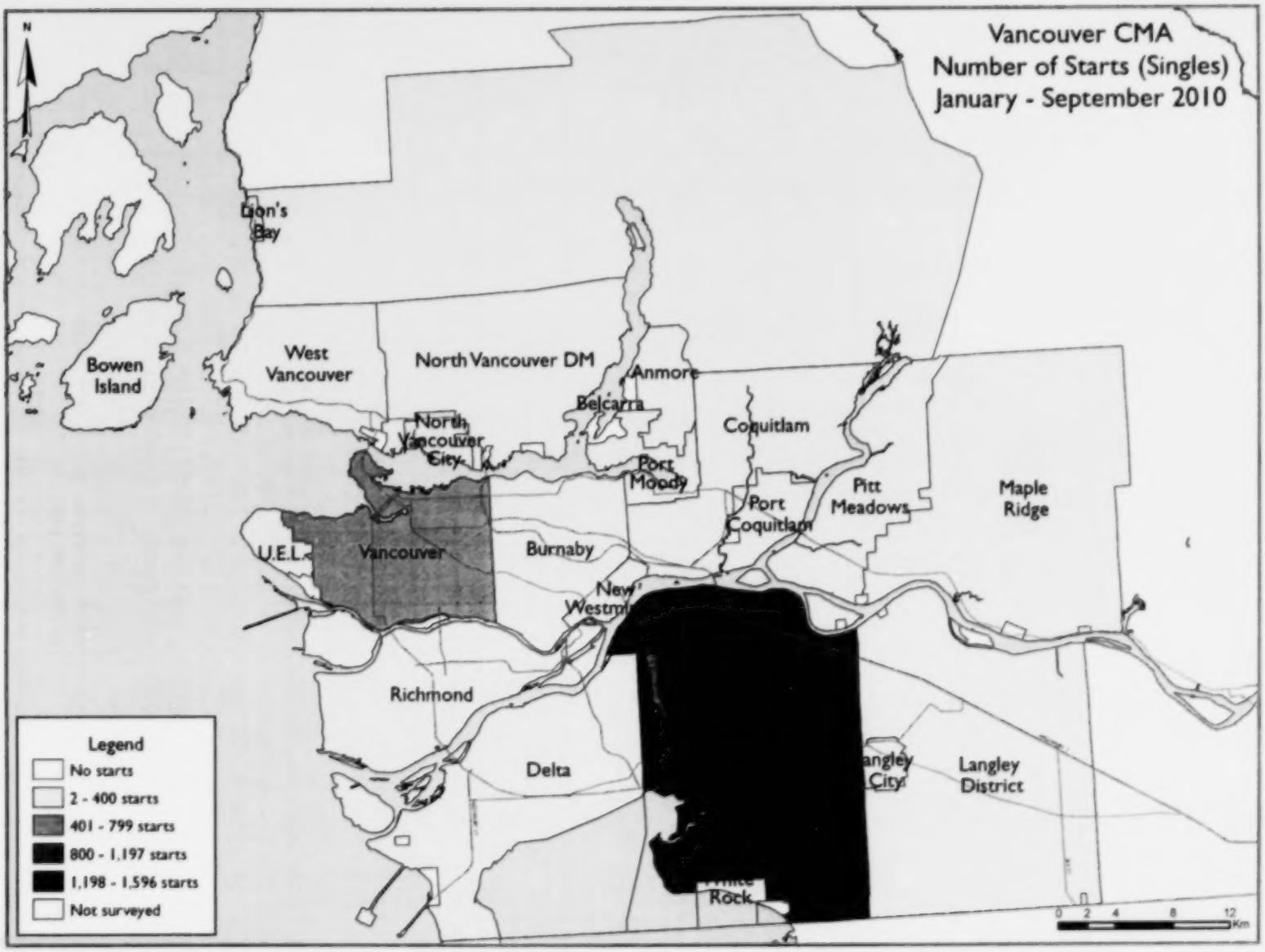
UEL
Vancouver
Burnaby
New Westminster
Richmond
Surrey
Delta
Langley City
Langley District
White Rock
Legend
No starts
1 - 40 starts
41 - 80 starts
81 - 119 starts
120 - 159 starts
Not surveyed


Vancouver CMA
Total Number of Starts
September 2010
N
Bowen Island
West Vancouver
North Vancouver DM
Anmore
Belcarra
Coquitlam
North Vancouver City
Port Moody
Port Coquitlam
Pitt Meadows
Maple Ridge
U.E.L.
Burnaby
New Westminster
Richmond
Delta
Surrey
Langley City
Langley District
White Rock
Legend
No starts
6 - 112 starts
113 - 219 starts
220 - 325 starts
326 - 432 starts
Not surveyed
0 2 4 8 12
Km


Vancouver CMA
Total Number of Starts
September 2010
N
Lion's Bay
Bowen Island
West Vancouver
North Vancouver DM
Anmore
Belcarra
North Vancouver City
Port Moody
Coquitlam
Port Coquitlam
Pitt Meadows
Maple Ridge
U.E.L.
Vancouver
Burnaby
New Westminster
Richmond
Delta
Surrey
Langley City
Langley District
White Rock
Legend
No starts
6 - 112 starts
113 - 219 starts
220 - 325 starts
326 - 432 starts
Not surveyed
0 2 4 8 12 Km


Vancouver CMA
Number of Starts (Multiples)
January - September 2010
N
Lion's Bay
Bowen Island
West Vancouver
North Vancouver DM
Anmore
Belcarra
North Vancouver City
Coquitlam
Port Moody
Port Coquitlam
Pitt Meadows
Maple Ridge
U.E.L.
Burnaby
New Westminster
Richmond
Delta
Surrey
Langley City
Langley District
White Rock
Legend
No starts
2 - 610 starts
611 - 1,218 starts
1,219 - 1,826 starts
1,827 - 2,434 starts
Not surveyed
0 2 4 8 12
Km


Vancouver CMA
Number of Starts (Multiples)
January - September 2010
N
Lion's Bay
Bowen Island
West Vancouver
North Vancouver DM
Anmore
Belcarra
North Vancouver City
Port Moody
Coquitlam
Port Coquitlam
Pitt Meadows
Maple Ridge
U.E.L.
Burnaby
New Westminster
Richmond
Delta
Surrey
Langley City
Langley District
White Rock
Legend
No starts
2 - 610 starts
611 - 1,218 starts
1,219 - 1,826 starts
1,827 - 2,434 starts
Not surveyed
0 2 4 8 12
Km


Vancouver CMA
Number of Starts (Singles)
January - September 2010
N
Lion's Bay
Bowen Island
West Vancouver
North Vancouver DM
Anmore
Belcarra
Coquitlam
North Vancouver City
Port Moody
Port Coquitlam
Pitt Meadows
Maple Ridge
U.E.L.
Vancouver
Burnaby
New Westmin
Richmond
Delta
Langley City
Langley District
Rock
Legend
No starts
2 - 400 starts
401 - 799 starts
800 - 1,197 starts
1,198 - 1,596 starts
Not surveyed
0 2 4 8 12
Km

Vancouver CMA
Number of Starts (Singles)
January - September 2010
N
Lion's Bay
Bowen Island
West Vancouver
North Vancouver DM
Anmore
Belcarra
Coquitlam
North Vancouver City
Port Moody
Port Coquitlam
Pitt Meadows
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Burnaby
New Westminster
Richmond
Surrey
Delta
Langley City
Langley District
White Rock
Legend
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800 - 1,197 starts
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Not surveyed
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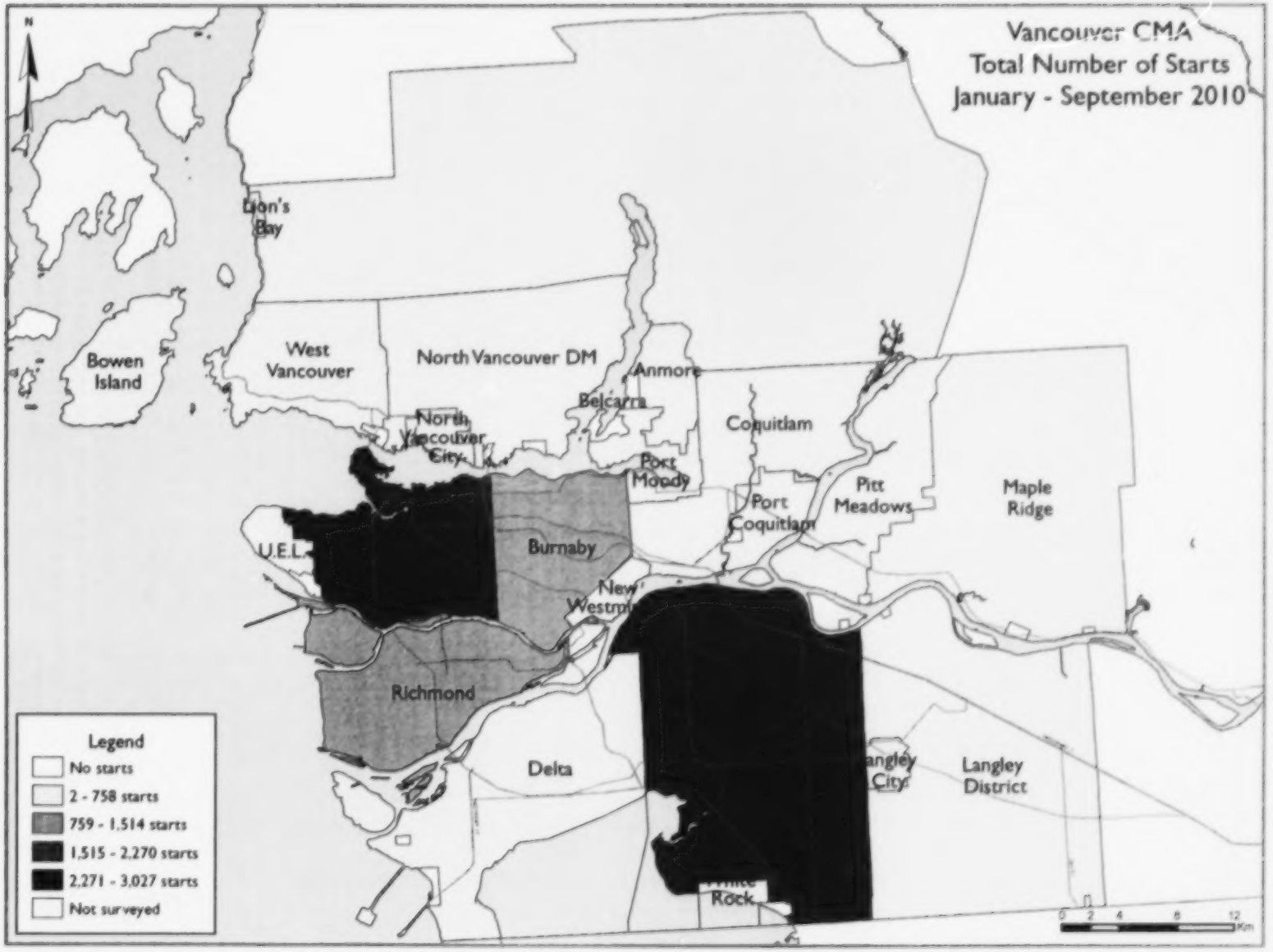
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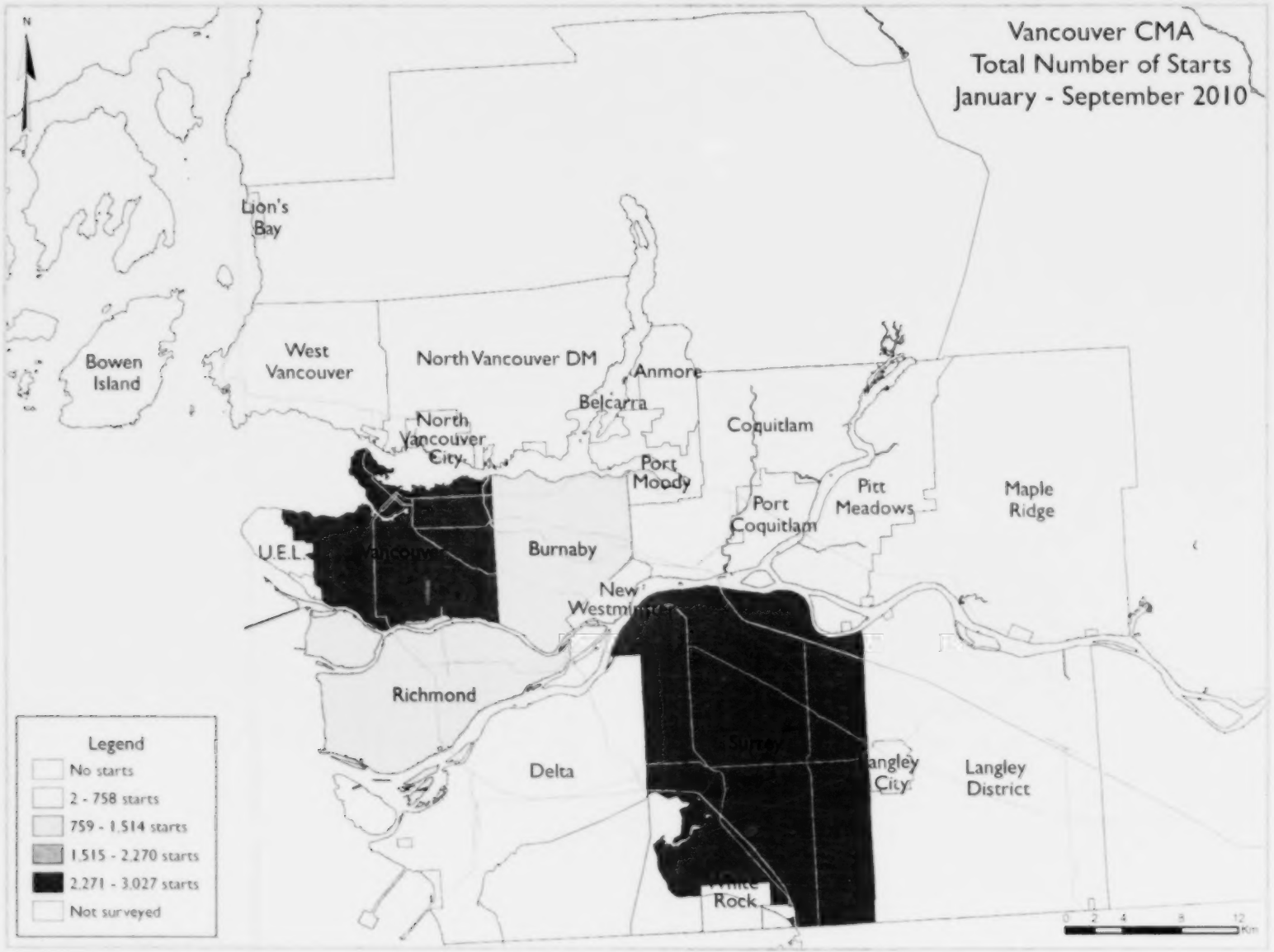
January - September 2010
N
Lion's Bay
Bowen Island
West Vancouver
North Vancouver DM
Anmore
Belcarra
North Vancouver City
Coquitlam
Port Moody
Port Coquitlam
Pitt Meadows
Maple Ridge
U.E.L.
Burnaby
New Westm
Richmond
Delta
Langley City
Langley District
White Rock
Legend
No starts
2 - 758 starts
759 - 1,514 starts
1,515 - 2,270 starts
2,271 - 3,027 starts
Not surveyed
0 2 4 8 12
Km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Bowen Island
West Vancouver
North Vancouver DM
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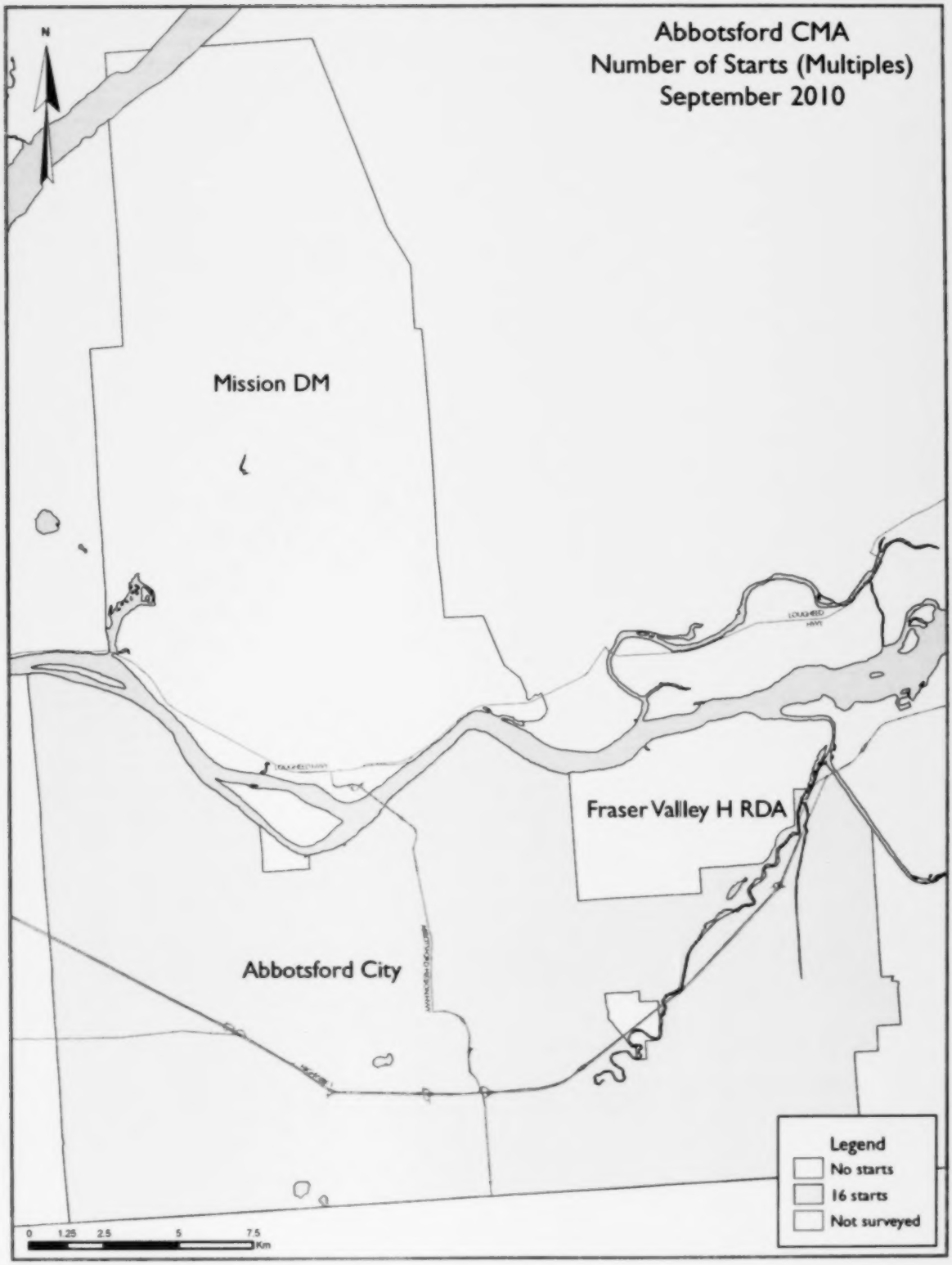
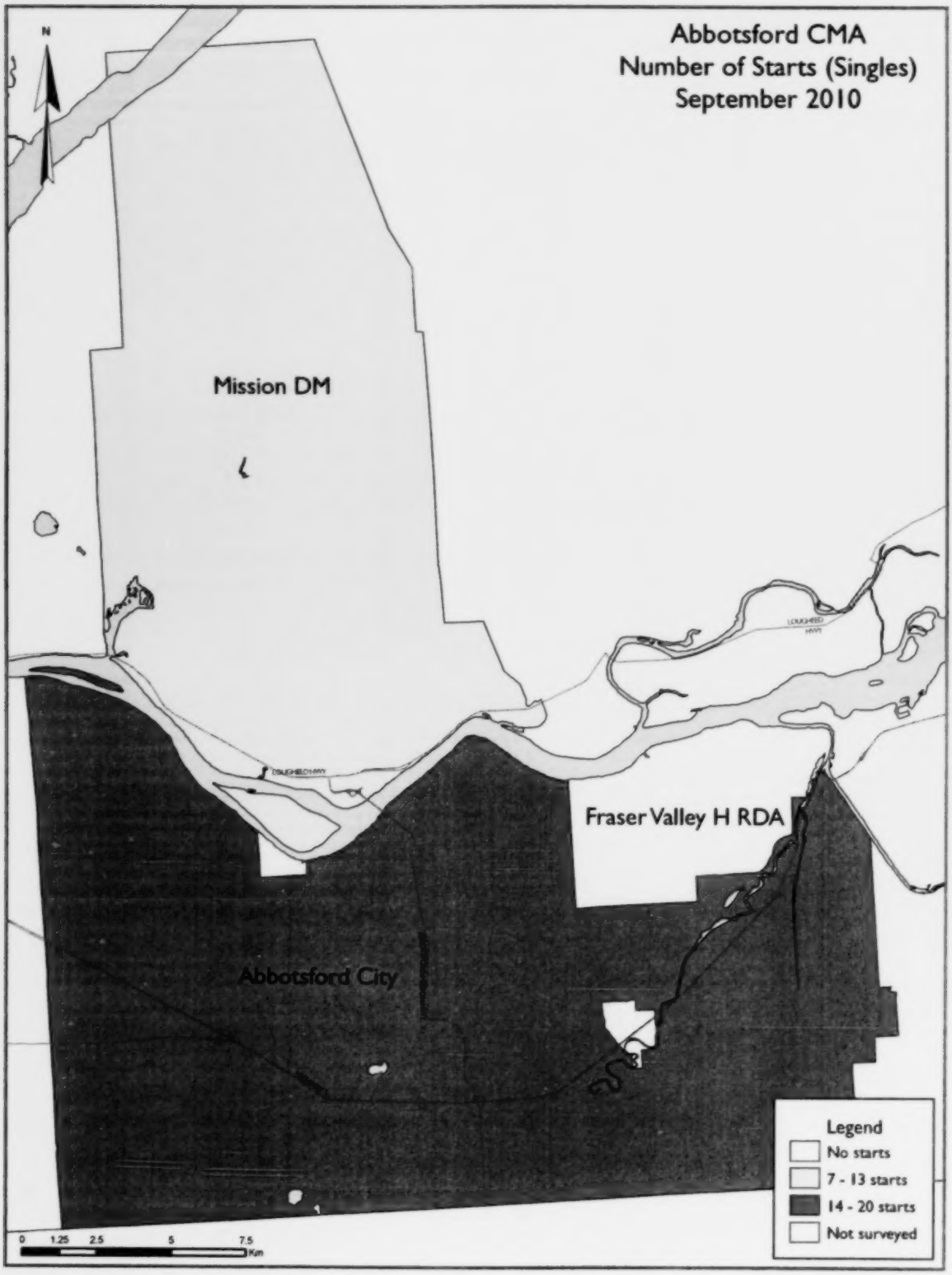
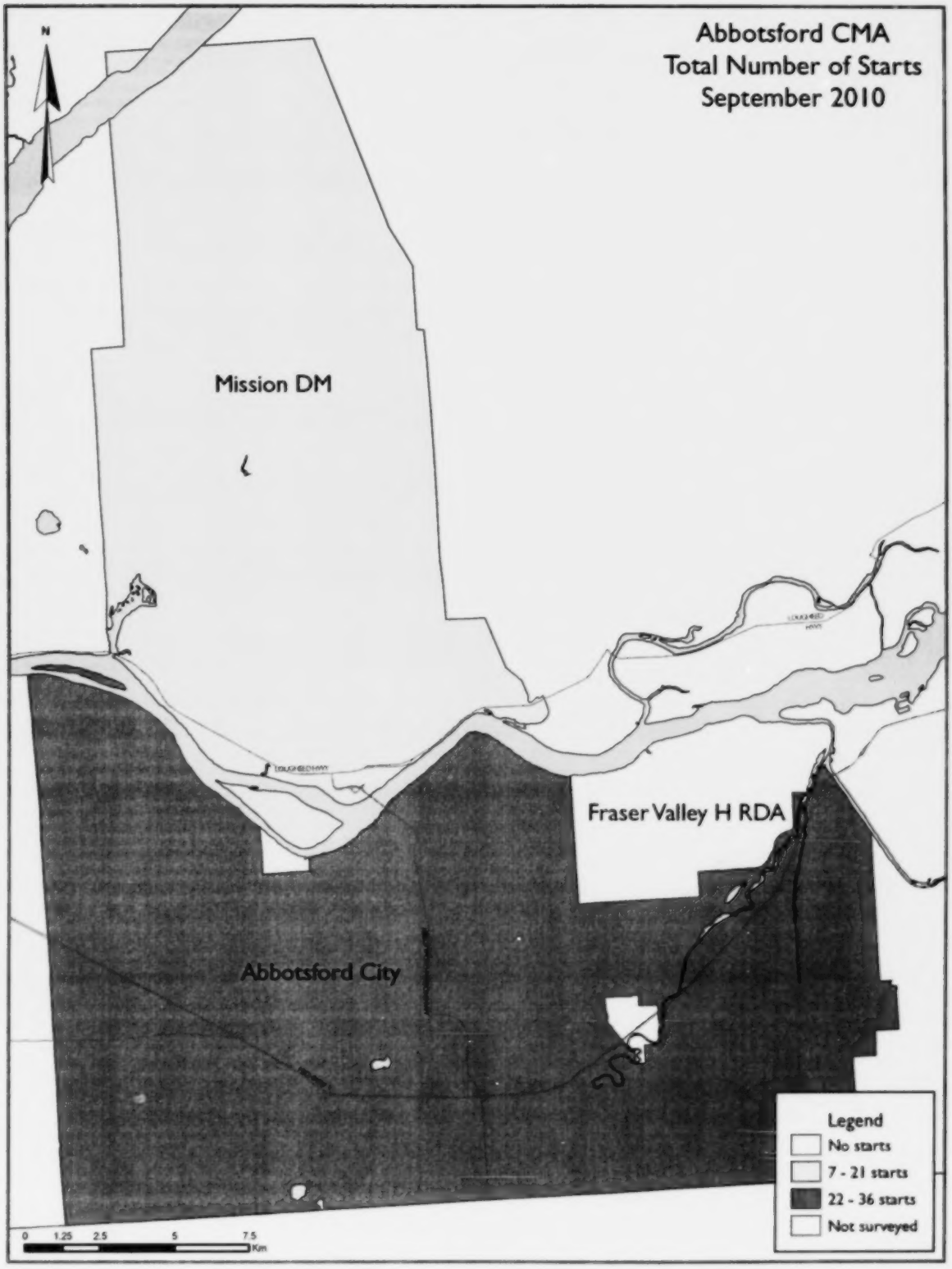
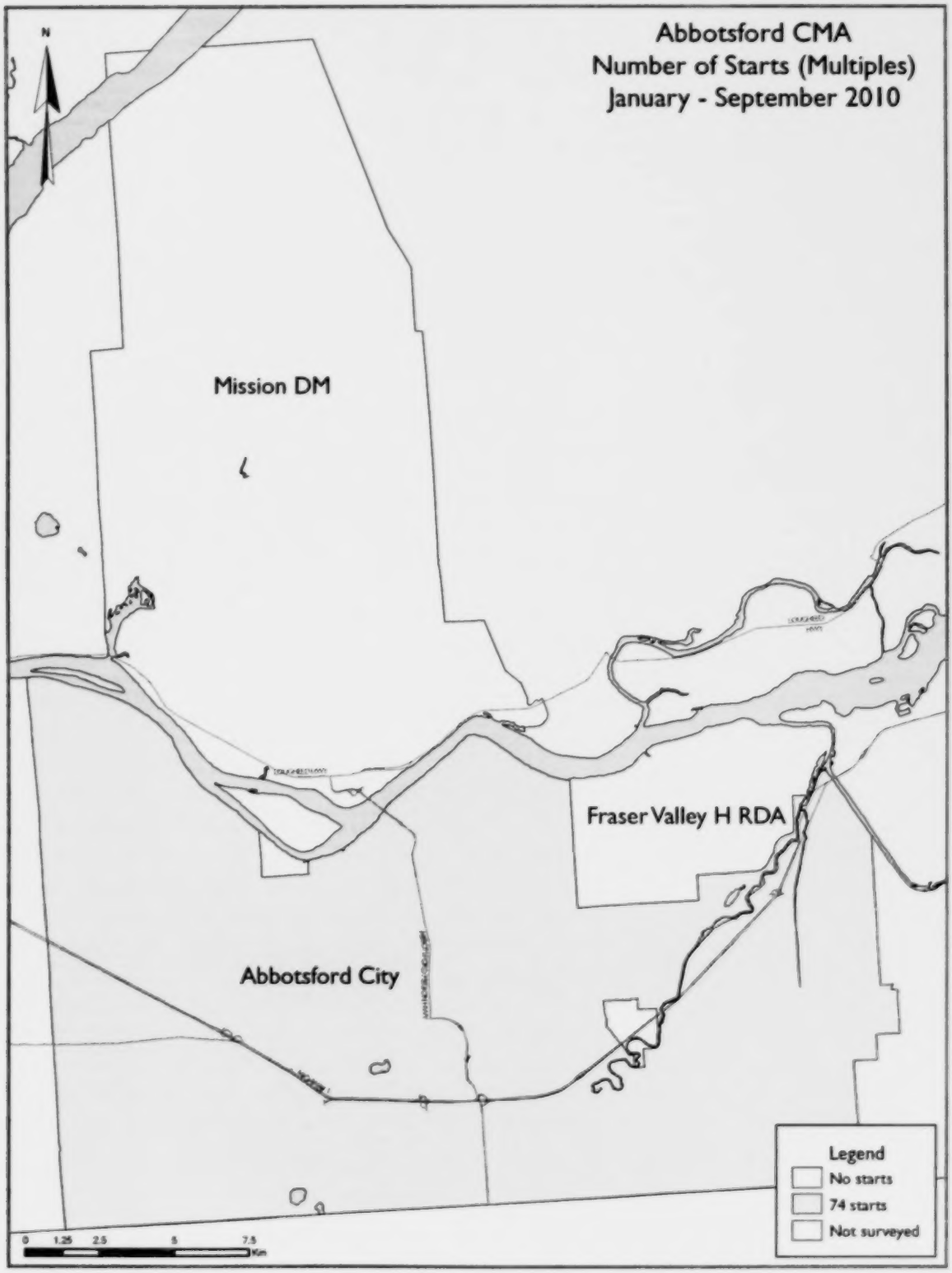
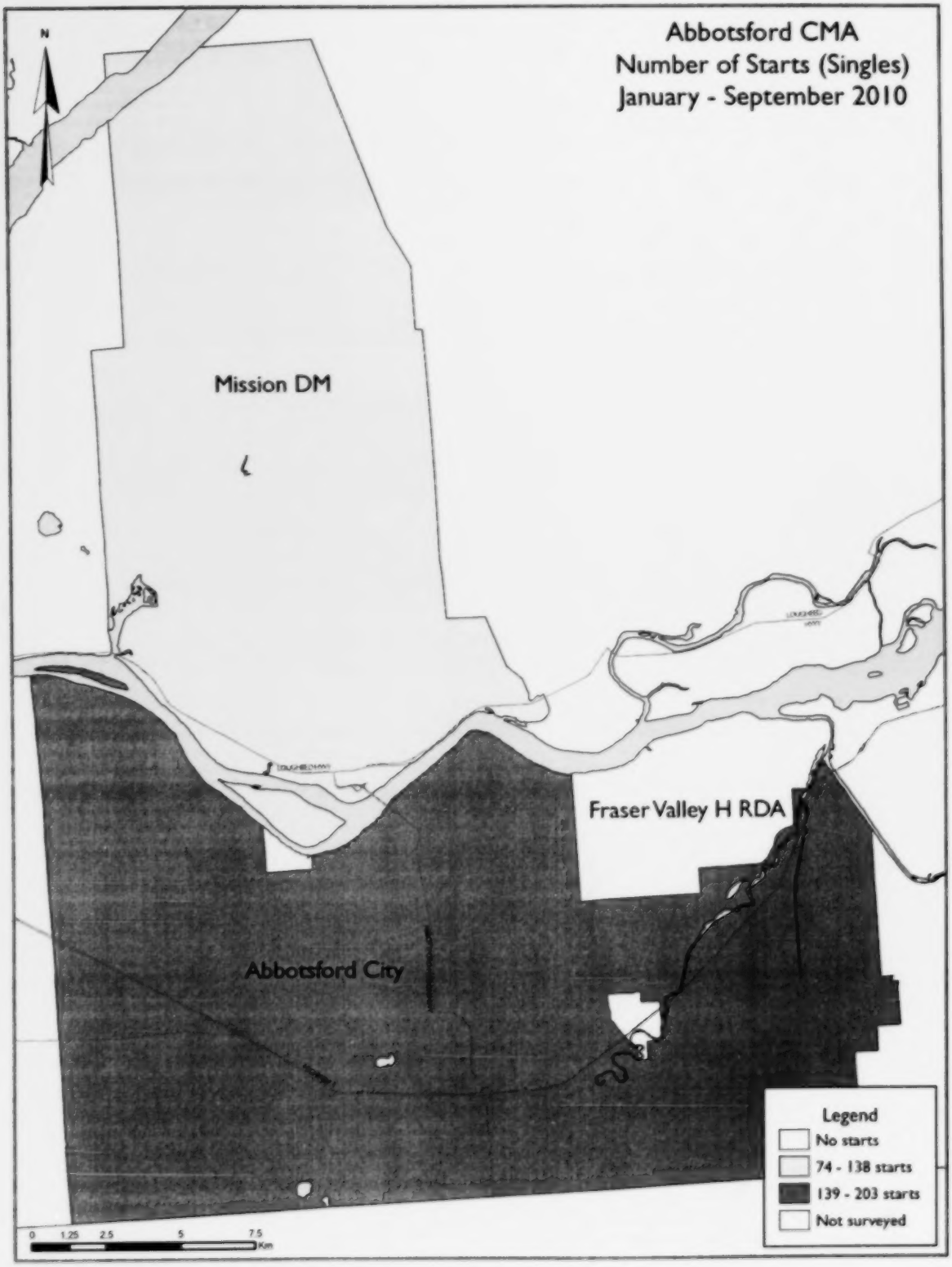
Port Coquitlam
Pitt Meadows
Maple Ridge
U.E.L.
Vancouver
Burnaby
New Westminster
Richmond
Delta
Surrey
Langley City
Langley District
White Rock
Legend
No starts
2 - 758 starts
759 - 1,514 starts
1,515 - 2,270 starts
2,271 - 3,027 starts
Not surveyed
0 2 4 8 12 Km

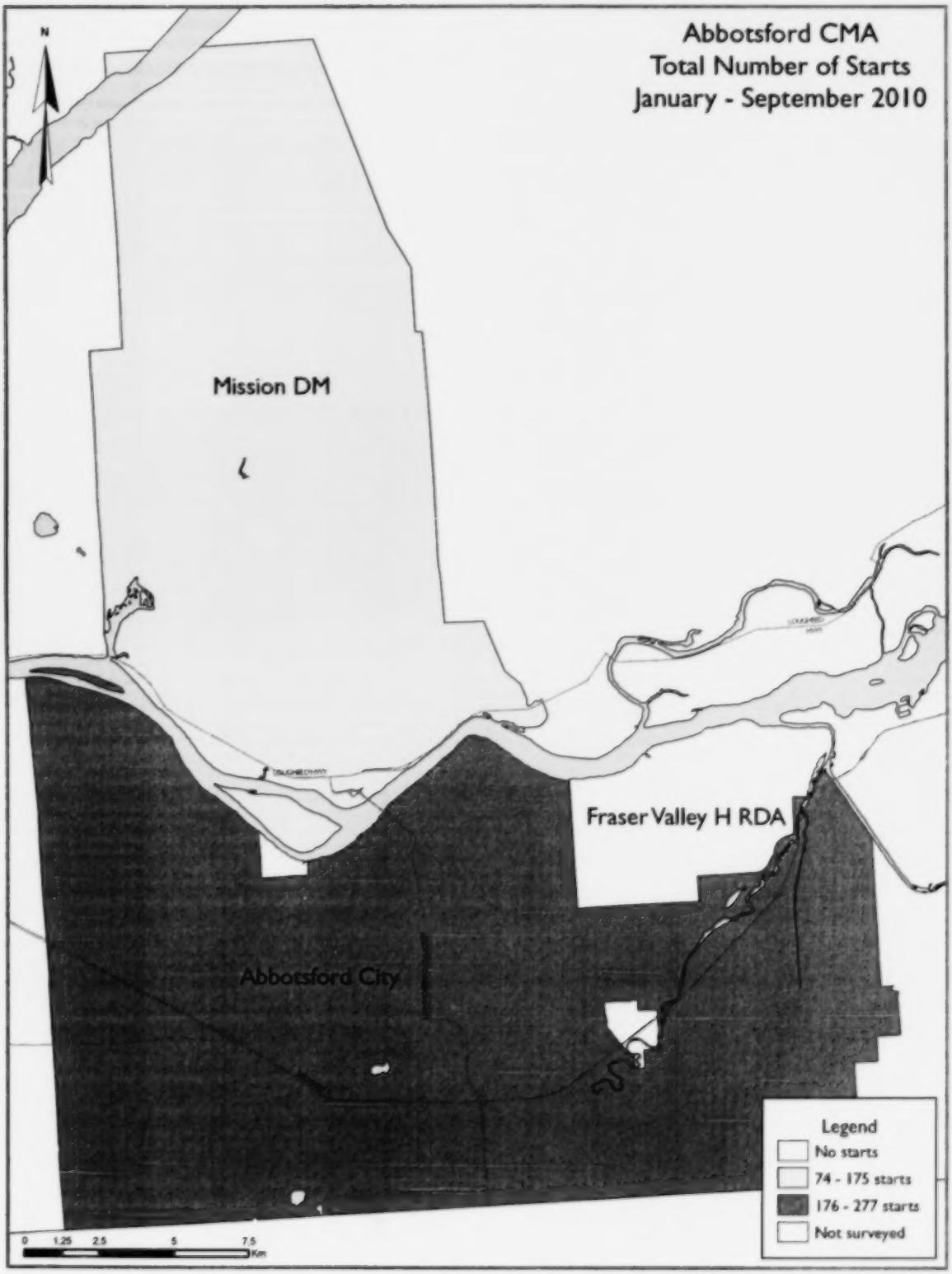

Abbotsford CMA
Number of Starts (Multiples)
September 2010
N
Mission DM
Fraser Valley H RDA
Abbotsford City
Legend
No starts
16 starts
Not surveyed
0 1.25 2.5 5 7.5
Km


Abbotsford CMA
Number of Starts (Singles)
September 2010
N
Mission DM
Fraser Valley H RDA
Abbotsford City
Legend
No starts
7 - 13 starts
14 - 20 starts
Not surveyed
0 1.25 2.5 5 7.5
Km


Abbotsford CMA
Total Number of Starts
September 2010
N
Mission DM
Fraser Valley H RDA
Abbotsford City
Legend
No starts
7 - 21 starts
22 - 36 starts
Not surveyed
0 1.25 2.5 5 7.5
Km


Abbotsford CMA
Number of Starts (Multiples)
January - September 2010
N
Mission DM
Fraser Valley H RDA
Abbotsford City
Legend
No starts
74 starts
Not surveyed
0 1.25 2.5 5 7.5
Km


Abbotsford CMA
Number of Starts (Singles)
January - September 2010
N
Mission DM
Fraser Valley H RDA
Abbotsford City
Legend
No starts
74 - 138 starts
139 - 203 starts
Not surveyed
0 1.25 2.5 5 7.5
Km


Abbotsford CMA
Total Number of Starts
January - September 2010
N
Mission DM
Fraser Valley H RDA
Abbotsford City
Legend
No starts
74 - 175 starts
176 - 277 starts
Not surveyed
0 1.25 2.5 5 7.5
Km

# HOUSING NOW REPORT TABLES

**Available in ALL reports:**

| | |
|---|---|
| 1 | Housing Activity Summary of CMA |
| 2 | Starts by Submarket and by Dwelling Type – Current Month or Quarter |
| 2.1 | Starts by Submarket and by Dwelling Type – Year-to-Date |
| 3 | Completions by Submarket and by Dwelling Type – Current Month or Quarter |
| 3.1 | Completions by Submarket and by Dwelling Type – Year-to-Date |
| 4 | Absorbed Single-Detached Units by Price Range |
| 5 | MLS® Residential Activity |
| 6 | Economic Indicators |

**Available in SELECTED Reports:**

| | |
|---|---|
| 1.1 | Housing Activity Summary by Submarket |
| 1.2 | History of Housing Activity (once a year) |
| 2.2 | Starts by Submarket, by Dwelling Type and by Intended Market – Current Month or Quarter |
| 2.3 | Starts by Submarket, by Dwelling Type and by Intended Market – Year-to-Date |
| 2.4 | Starts by Submarket and by Intended Market – Current Month or Quarter |
| 2.5 | Starts by Submarket and by Intended Market – Year-to-Date |
| 3.2 | Completions by Submarket, by Dwelling Type and by Intended Market – Current Month or Quarter |
| 3.3 | Completions by Submarket, by Dwelling Type and by Intended Market – Year-to-Date |
| 3.4 | Completions by Submarket and by Intended Market – Current Month or Quarter |
| 3.5 | Completions by Submarket and by Intended Market – Year-to-Date |
| 4.1 | Average Price ($) of Absorbed Single-Detached Units |

## SYMBOLS

| | |
|---|---|
| n/a | Not applicable |
| * | Totals may not add up due to co-operatives and unknown market types |
| ** | Percent change > 200% |
| - | Nil |
| -- | Amount too small to be expressed |
| SA | Monthly figures are adjusted to remove normal seasonal variation |

## Table 1: Housing Activity Summary of Vancouver CMA
### September 2010

| | Ownership | | | | | | Rental | | Total* |
|---|---|---|---|---|---|---|---|---|---|
| | Freehold | | | Condominium | | | | | |
| | Single | Semi | Row, Apt. & Other | Single | Row and Semi | Apt. & Other | Single, Semi, and Row | Apt. & Other | |
| **STARTS** | | | | | | | | | |
| September 2010 | 374 | 38 | 128 | 2 | 399 | 463 | 17 | 223 | 1,644 |
| September 2009 | 356 | 16 | 46 | 7 | 208 | 4 | 11 | 210 | 858 |
| % Change | 5.1 | 137.5 | 178.3 | -71.4 | 91.8 | ** | 54.5 | 6.2 | 91.6 |
| Year-to-date 2010 | 3,431 | 218 | 1,016 | 39 | 1,818 | 3,669 | 126 | 820 | 11,137 |
| Year-to-date 2009 | 1,792 | 120 | 383 | 11 | 1,228 | 1,744 | 22 | 339 | 5,644 |
| % Change | 91.5 | 81.7 | 165.3 | ** | 48.0 | 110.4 | ** | 141.9 | 97.3 |
| **UNDER CONSTRUCTION** | | | | | | | | | |
| September 2010 | 3,353 | 238 | 1,024 | 45 | 1,917 | 7,788 | 115 | 1,095 | 15,575 |
| September 2009 | 2,399 | 178 | 571 | 38 | 1,873 | 13,011 | 14 | 811 | 18,895 |
| % Change | 39.8 | 33.7 | 79.3 | 18.4 | 2.3 | -40.1 | ** | 35.0 | -17.6 |
| **COMPLETIONS** | | | | | | | | | |
| September 2010 | 389 | 42 | 50 | 6 | 187 | 596 | 6 | 18 | 1,294 |
| September 2009 | 253 | 13 | 34 | 0 | 194 | 441 | 3 | 16 | 954 |
| % Change | 53.8 | ** | 47.1 | n/a | -3.6 | 35.1 | 100.0 | 12.5 | 35.6 |
| Year-to-date 2010 | 2,775 | 170 | 599 | 21 | 1,856 | 6,858 | 21 | 407 | 12,707 |
| Year-to-date 2009 | 2,513 | 235 | 412 | 8 | 1,966 | 6,478 | 35 | 670 | 12,317 |
| % Change | 10.4 | -27.7 | 45.4 | 162.5 | -5.6 | 5.9 | -40.0 | -39.3 | 3.2 |
| **COMPLETED & NOT ABSORBED** | | | | | | | | | |
| September 2010 | 592 | 69 | 108 | 1 | 278 | 1,893 | 1 | 30 | 2,972 |
| September 2009 | 743 | 110 | 135 | 9 | 312 | 557 | 0 | 90 | 1,956 |
| % Change | -20.3 | -37.3 | -20.0 | -88.9 | -10.9 | ** | n/a | -66.7 | 51.9 |
| **ABSORBED** | | | | | | | | | |
| September 2010 | 308 | 39 | 50 | 8 | 198 | 414 | 6 | 14 | 1,037 |
| September 2009 | 328 | 31 | 38 | 4 | 228 | 527 | 3 | 50 | 1,209 |
| % Change | -6.1 | 25.8 | 31.6 | 100.0 | -13.2 | -21.4 | 100.0 | -72.0 | -14.2 |
| Year-to-date 2010 | 2,741 | 166 | 574 | 23 | 1,846 | 5,676 | 15 | 221 | 11,262 |
| Year-to-date 2009 | 2,874 | 268 | 411 | 25 | 2,021 | 6,475 | 35 | 528 | 12,637 |
| % Change | -4.6 | -38.1 | 39.7 | -8.0 | -8.7 | -12.3 | -57.1 | -58.1 | -10.9 |

Source: CMHC (Starts and Completions Survey, Market Absorption Survey)

## Table 1.1a: Housing Activity Summary by Submarket
## September 2010

| | Ownership | | | | | | Rental | | Total* |
|---|---|---|---|---|---|---|---|---|---|
| | Freehold | | | Condominium | | | | | |
| | Single | Semi | Row, Apt. & Other | Single | Row and Semi | Apt. & Other | Single, Semi, and Row | Apt. & Other | |
| **STARTS** | | | | | | | | | |
| **Burnaby** | | | | | | | | | |
| September 2010 | 25 | 16 | 0 | 0 | 14 | 98 | 0 | 0 | 153 |
| September 2009 | 14 | 8 | 0 | 0 | 4 | 0 | 5 | 0 | 31 |
| **Delta** | | | | | | | | | |
| September 2010 | 19 | 0 | 0 | 0 | 42 | 0 | 1 | 0 | 62 |
| September 2009 | 6 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 6 |
| **Langley** | | | | | | | | | |
| September 2010 | 18 | 0 | 14 | 0 | 69 | 0 | 2 | 0 | 103 |
| September 2009 | 22 | 0 | 10 | 0 | 16 | 0 | 6 | 0 | 54 |
| **Maple Ridge / Pitt Meadows** | | | | | | | | | |
| September 2010 | 16 | 0 | 0 | 0 | 22 | 0 | 0 | 0 | 38 |
| September 2009 | 25 | 0 | 0 | 0 | 41 | 0 | 0 | 1 | 67 |
| **New Westminster** | | | | | | | | | |
| September 2010 | 12 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 12 |
| September 2009 | 0 | 0 | 0 | 6 | 0 | 0 | 0 | 0 | 6 |
| **North Vancouver** | | | | | | | | | |
| September 2010 | 9 | 0 | 0 | 0 | 0 | 138 | 0 | 0 | 147 |
| September 2009 | 9 | 0 | 0 | 0 | 60 | 0 | 0 | 0 | 69 |
| **Richmond** | | | | | | | | | |
| September 2010 | 22 | 0 | 20 | 0 | 68 | 99 | 0 | 81 | 290 |
| September 2009 | 11 | 0 | 12 | 0 | 7 | 4 | 0 | 0 | 34 |
| **Surrey** | | | | | | | | | |
| September 2010 | 157 | 0 | 0 | 2 | 101 | 0 | 0 | 12 | 272 |
| September 2009 | 190 | 0 | 6 | 1 | 45 | 0 | 0 | 24 | 266 |
| **Tri-Cities** | | | | | | | | | |
| September 2010 | 4 | 8 | 32 | 0 | 59 | 4 | 0 | 0 | 107 |
| September 2009 | 17 | 0 | 2 | 0 | 31 | 0 | 0 | 0 | 50 |
| **University Endowment Lands** | | | | | | | | | |
| September 2010 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| September 2009 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| **Vancouver City** | | | | | | | | | |
| September 2010 | 70 | 12 | 58 | 0 | 24 | 124 | 14 | 130 | 432 |
| September 2009 | 54 | 8 | 6 | 0 | 4 | 0 | 0 | 185 | 257 |
| **West Vancouver** | | | | | | | | | |
| September 2010 | 13 | 2 | 0 | 0 | 0 | 0 | 0 | 0 | 15 |
| September 2009 | 6 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 6 |
| **White Rock** | | | | | | | | | |
| September 2010 | 2 | 0 | 4 | 0 | 0 | 0 | 0 | 0 | 6 |
| September 2009 | 0 | 0 | 8 | 0 | 0 | 0 | 0 | 0 | 8 |
| **Vancouver CMA** | | | | | | | | | |
| September 2010 | 374 | 38 | 128 | 2 | 399 | 463 | 17 | 223 | 1,644 |
| September 2009 | 356 | 16 | 46 | 7 | 208 | 4 | 11 | 210 | 858 |

Source: CMHC (Starts and Completions Survey, Market Absorption Survey)

## Table 1.1: Housing Activity Summary by Submarket
## September 2010

| | Ownership | | | | | | Rental | | Total* |
|---|---|---|---|---|---|---|---|---|---|
| | Freehold | | | Condominium | | | | | |
| | Single | Semi | Row, Apt. & Other | Single | Row and Semi | Apt. & Other | Single, Semi, and Row | Apt. & Other | |
| **UNDER CONSTRUCTION** | | | | | | | | | |
| **Burnaby** | | | | | | | | | |
| September 2010 | 217 | 78 | 0 | 0 | 100 | 1,044 | 0 | 70 | 1,509 |
| September 2009 | 106 | 36 | 0 | 0 | 65 | 1,110 | 5 | 0 | 1,322 |
| **Delta** | | | | | | | | | |
| September 2010 | 85 | 0 | 0 | 0 | 129 | 79 | 3 | 3 | 299 |
| September 2009 | 72 | 4 | 0 | 0 | 3 | 51 | 0 | 3 | 133 |
| **Langley** | | | | | | | | | |
| September 2010 | 162 | 0 | 120 | 0 | 252 | 105 | 2 | 0 | 641 |
| September 2009 | 178 | 6 | 66 | 0 | 137 | 500 | 6 | 0 | 893 |
| **Maple Ridge / Pitt Meadows** | | | | | | | | | |
| September 2010 | 181 | 0 | 0 | 0 | 171 | 165 | 0 | 1 | 518 |
| September 2009 | 162 | 2 | 0 | 1 | 163 | 152 | 0 | 1 | 481 |
| **New Westminster** | | | | | | | | | |
| September 2010 | 48 | 4 | 0 | 36 | 10 | 229 | 0 | 0 | 327 |
| September 2009 | 23 | 0 | 0 | 6 | 0 | 692 | 0 | 0 | 721 |
| **North Vancouver** | | | | | | | | | |
| September 2010 | 86 | 16 | 22 | 0 | 49 | 433 | 0 | 52 | 658 |
| September 2009 | 57 | 14 | 18 | 4 | 156 | 573 | 0 | 0 | 822 |
| **Richmond** | | | | | | | | | |
| September 2010 | 294 | 6 | 298 | 3 | 207 | 554 | 0 | 86 | 1,448 |
| September 2009 | 136 | 4 | 170 | 2 | 285 | 1,298 | 0 | 6 | 1,901 |
| **Surrey** | | | | | | | | | |
| September 2010 | 1,239 | 10 | 6 | 5 | 756 | 973 | 0 | 96 | 3,085 |
| September 2009 | 933 | 10 | 26 | 25 | 734 | 2,650 | 0 | 129 | 4,507 |
| **Tri-Cities** | | | | | | | | | |
| September 2010 | 85 | 24 | 171 | 0 | 149 | 316 | 0 | 50 | 795 |
| September 2009 | 119 | 14 | 122 | 0 | 137 | 926 | 0 | 0 | 1,318 |
| **University Endowment Lands** | | | | | | | | | |
| September 2010 | 4 | 0 | 0 | 0 | 0 | 216 | 0 | 134 | 354 |
| September 2009 | 9 | 0 | 0 | 0 | 13 | 195 | 0 | 180 | 397 |
| **Vancouver City** | | | | | | | | | |
| September 2010 | 719 | 86 | 355 | 1 | 94 | 3,644 | 110 | 601 | 5,610 |
| September 2009 | 407 | 76 | 127 | 0 | 176 | 4,787 | 3 | 492 | 6,068 |
| **West Vancouver** | | | | | | | | | |
| September 2010 | 148 | 14 | 0 | 0 | 0 | 0 | 0 | 0 | 162 |
| September 2009 | 127 | 12 | 0 | 0 | 4 | 33 | 0 | 0 | 176 |
| **White Rock** | | | | | | | | | |
| September 2010 | 10 | 0 | 50 | 0 | 0 | 30 | 0 | 0 | 90 |
| September 2009 | 10 | 0 | 40 | 0 | 0 | 44 | 0 | 0 | 94 |
| **Vancouver CMA** | | | | | | | | | |
| September 2010 | 3,353 | 238 | 1,024 | 45 | 1,917 | 7,788 | 115 | 1,095 | 15,575 |
| September 2009 | 2,399 | 178 | 571 | 38 | 1,873 | 13,011 | 14 | 811 | 18,895 |

Source: CMHC (Starts and Completions Survey, Market Absorption Survey)

## Table 1.1: Housing Activity Summary by Submarket
## September 2010

| | Ownership | | | | | | Rental | | Total* |
|---|---|---|---|---|---|---|---|---|---|
| | Freehold | | | Condominium | | | | | |
| | Single | Semi | Row, Apt. & Other | Single | Row and Semi | Apt. & Other | Single, Semi, and Row | Apt. & Other | |
| **COMPLETIONS** | | | | | | | | | |
| **Burnaby** | | | | | | | | | |
| September 2010 | 22 | 10 | 0 | 0 | 0 | 0 | 0 | 0 | 32 |
| September 2009 | 12 | 2 | 0 | 0 | 11 | 70 | 0 | 0 | 95 |
| **Delta** | | | | | | | | | |
| September 2010 | 15 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 15 |
| September 2009 | 13 | 0 | 0 | 0 | 28 | 0 | 0 | 0 | 41 |
| **Langley** | | | | | | | | | |
| September 2010 | 24 | 4 | 22 | 0 | 34 | 62 | 1 | 0 | 147 |
| September 2009 | 35 | 0 | 8 | 0 | 9 | 0 | 3 | 0 | 55 |
| **Maple Ridge / Pitt Meadows** | | | | | | | | | |
| September 2010 | 32 | 0 | 0 | 0 | 4 | 0 | 0 | 0 | 36 |
| September 2009 | 31 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 31 |
| **New Westminster** | | | | | | | | | |
| September 2010 | 10 | 0 | 0 | 1 | 0 | 0 | 0 | 0 | 11 |
| September 2009 | 2 | 0 | 0 | 0 | 0 | 36 | 0 | 0 | 38 |
| **North Vancouver** | | | | | | | | | |
| September 2010 | 5 | 0 | 0 | 0 | 2 | 0 | 0 | 0 | 7 |
| September 2009 | 8 | 0 | 0 | 0 | 3 | 21 | 0 | 2 | 34 |
| **Richmond** | | | | | | | | | |
| September 2010 | 0 | 0 | 0 | 5 | 46 | 5 | 0 | 0 | 56 |
| September 2009 | 5 | 0 | 8 | 0 | 0 | 0 | 0 | 0 | 13 |
| **Surrey** | | | | | | | | | |
| September 2010 | 217 | 0 | 0 | 0 | 91 | 327 | 0 | 18 | 653 |
| September 2009 | 109 | 0 | 4 | 0 | 95 | 240 | 0 | 14 | 462 |
| **Tri-Cities** | | | | | | | | | |
| September 2010 | 1 | 0 | 2 | 0 | 0 | 0 | 0 | 0 | 3 |
| September 2009 | 3 | 0 | 0 | 0 | 39 | 74 | 0 | 0 | 116 |
| **University Endowment Lands** | | | | | | | | | |
| September 2010 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| September 2009 | 0 | 0 | 0 | 0 | 4 | 0 | 0 | 0 | 4 |
| **Vancouver City** | | | | | | | | | |
| September 2010 | 54 | 28 | 20 | 0 | 10 | 202 | 5 | 0 | 319 |
| September 2009 | 23 | 9 | 8 | 0 | 0 | 0 | 0 | 0 | 40 |
| **West Vancouver** | | | | | | | | | |
| September 2010 | 7 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 7 |
| September 2009 | 7 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 7 |
| **White Rock** | | | | | | | | | |
| September 2010 | 2 | 0 | 6 | 0 | 0 | 0 | 0 | 0 | 8 |
| September 2009 | 1 | 2 | 6 | 0 | 5 | 0 | 0 | 0 | 14 |
| **Vancouver CMA** | | | | | | | | | |
| September 2010 | 389 | 42 | 50 | 6 | 187 | 596 | 6 | 18 | 1,294 |
| September 2009 | 253 | 13 | 34 | 0 | 194 | 441 | 3 | 16 | 954 |

Source: CMHC (Starts and Completions Survey, Market Absorption Survey)

**Table 1.1: Housing Activity Summary by Submarket**
**September 2010**

| | Ownership | | | | | | Rental | | Total* |
|---|---|---|---|---|---|---|---|---|---|
| | Freehold | | | Condominium | | | | | |
| | Single | Semi | Row, Apt. & Other | Single | Row and Semi | Apt. & Other | Single, Semi, and Row | Apt. & Other | |
| **COMPLETED & NOT ABSORBED** | | | | | | | | | |
| **Burnaby** | | | | | | | | | |
| September 2010 | 44 | 21 | 0 | 0 | 11 | 53 | 0 | 0 | 129 |
| September 2009 | 67 | 28 | 0 | 0 | 24 | 26 | 0 | 0 | 145 |
| **Delta** | | | | | | | | | |
| September 2010 | 23 | 2 | 0 | 0 | 3 | 0 | 0 | 1 | 29 |
| September 2009 | 22 | 1 | 0 | 0 | 3 | 8 | 0 | 6 | 40 |
| **Langley** | | | | | | | | | |
| September 2010 | 28 | 4 | 32 | 1 | 28 | 66 | 0 | 0 | 159 |
| September 2009 | 42 | 2 | 12 | 2 | 22 | 11 | 0 | 0 | 91 |
| **Maple Ridge / Pitt Meadows** | | | | | | | | | |
| September 2010 | 57 | 0 | 0 | 0 | 11 | 14 | 0 | 0 | 82 |
| September 2009 | 79 | 0 | 0 | 0 | 11 | 61 | 0 | 0 | 151 |
| **New Westminster** | | | | | | | | | |
| September 2010 | 15 | 0 | 0 | 0 | 0 | 280 | 0 | 0 | 295 |
| September 2009 | 11 | 0 | 0 | 0 | 0 | 6 | 0 | 0 | 17 |
| **North Vancouver** | | | | | | | | | |
| September 2010 | 20 | 4 | 6 | 0 | 10 | 58 | 0 | 0 | 98 |
| September 2009 | 38 | 2 | 0 | 0 | 4 | 48 | 0 | 1 | 93 |
| **Richmond** | | | | | | | | | |
| September 2010 | 15 | 0 | 20 | 0 | 14 | 11 | 0 | 4 | 64 |
| September 2009 | 43 | 3 | 48 | 1 | 17 | 10 | 0 | 0 | 122 |
| **Surrey** | | | | | | | | | |
| September 2010 | 253 | 1 | 6 | 0 | 126 | 549 | 0 | 25 | 960 |
| September 2009 | 230 | 5 | 4 | 6 | 159 | 223 | 0 | 66 | 693 |
| **Tri-Cities** | | | | | | | | | |
| September 2010 | 9 | 2 | 27 | 0 | 22 | 96 | 0 | 0 | 156 |
| September 2009 | 19 | 12 | 42 | 0 | 20 | 69 | 0 | 0 | 162 |
| **University Endowment Lands** | | | | | | | | | |
| September 2010 | 0 | 0 | 0 | 0 | 3 | 12 | 0 | 0 | 15 |
| September 2009 | 1 | 0 | 0 | 0 | 12 | 3 | 0 | 17 | 33 |
| **Vancouver City** | | | | | | | | | |
| September 2010 | 96 | 35 | 4 | 0 | 49 | 730 | 1 | 0 | 915 |
| September 2009 | 135 | 55 | 17 | 0 | 32 | 65 | 0 | 0 | 304 |
| **West Vancouver** | | | | | | | | | |
| September 2010 | 25 | 0 | 0 | 0 | 0 | 12 | 0 | 0 | 37 |
| September 2009 | 43 | 2 | 0 | 0 | 3 | 3 | 0 | 0 | 51 |
| **White Rock** | | | | | | | | | |
| September 2010 | 3 | 0 | 13 | 0 | 1 | 12 | 0 | 0 | 29 |
| September 2009 | 3 | 0 | 12 | 0 | 5 | 24 | 0 | 0 | 44 |
| **Vancouver CMA** | | | | | | | | | |
| September 2010 | 592 | 69 | 108 | 1 | 278 | 1,893 | 1 | 30 | 2,972 |
| September 2009 | 743 | 110 | 135 | 9 | 312 | 557 | 0 | 90 | 1,956 |

Source: CMHC (Starts and Completions Survey, Market Absorption Survey)

## Table 1.1: Housing Activity Summary by Submarket
## September 2010

| | Ownership | | | | | | Rental | | Total* |
|---|---|---|---|---|---|---|---|---|---|
| | Freehold | | | Condominium | | | | | |
| | Single | Semi | Row, Apt. & Other | Single | Row and Semi | Apt. & Other | Single, Semi, and Row | Apt. & Other | |
| **ABSORBED** | | | | | | | | | |
| **Burnaby** | | | | | | | | | |
| September 2010 | 16 | 5 | 0 | 0 | 0 | 4 | 0 | 0 | 25 |
| September 2009 | 20 | 15 | 0 | 0 | 22 | 70 | 0 | 0 | 127 |
| **Delta** | | | | | | | | | |
| September 2010 | 11 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 11 |
| September 2009 | 16 | 0 | 0 | 0 | 26 | 0 | 0 | 1 | 43 |
| **Langley** | | | | | | | | | |
| September 2010 | 18 | 2 | 22 | 1 | 31 | 45 | 1 | 0 | 120 |
| September 2009 | 43 | 2 | 8 | 0 | 12 | 2 | 3 | 0 | 70 |
| **Maple Ridge / Pitt Meadows** | | | | | | | | | |
| September 2010 | 21 | 0 | 0 | 0 | 7 | 0 | 0 | 0 | 28 |
| September 2009 | 39 | 0 | 0 | 0 | 0 | 1 | 0 | 0 | 40 |
| **New Westminster** | | | | | | | | | |
| September 2010 | 7 | 0 | 0 | 1 | 0 | 1 | 0 | 0 | 9 |
| September 2009 | 3 | 0 | 0 | 0 | 0 | 35 | 0 | 0 | 38 |
| **North Vancouver** | | | | | | | | | |
| September 2010 | 4 | 2 | 0 | 1 | 5 | 1 | 0 | 0 | 13 |
| September 2009 | 6 | 1 | 0 | 0 | 1 | 12 | 0 | 1 | 21 |
| **Richmond** | | | | | | | | | |
| September 2010 | 0 | 0 | 4 | 5 | 51 | 5 | 0 | 0 | 65 |
| September 2009 | 11 | 0 | 6 | 0 | 6 | 34 | 0 | 0 | 57 |
| **Surrey** | | | | | | | | | |
| September 2010 | 172 | 0 | 0 | 0 | 93 | 151 | 0 | 14 | 430 |
| September 2009 | 138 | 0 | 4 | 4 | 106 | 235 | 0 | 23 | 510 |
| **Tri-Cities** | | | | | | | | | |
| September 2010 | 1 | 0 | 2 | 0 | 2 | 6 | 0 | 0 | 11 |
| September 2009 | 6 | 0 | 2 | 0 | 40 | 111 | 0 | 0 | 159 |
| **University Endowment Lands** | | | | | | | | | |
| September 2010 | 0 | 0 | 0 | 0 | 1 | 2 | 0 | 0 | 3 |
| September 2009 | 0 | 0 | 0 | 0 | 8 | 1 | 0 | 25 | 34 |
| **Vancouver City** | | | | | | | | | |
| September 2010 | 48 | 30 | 20 | 0 | 7 | 197 | 5 | 0 | 307 |
| September 2009 | 30 | 11 | 6 | 0 | 7 | 24 | 0 | 0 | 78 |
| **West Vancouver** | | | | | | | | | |
| September 2010 | 8 | 0 | 0 | 0 | 1 | 0 | 0 | 0 | 9 |
| September 2009 | 12 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 12 |
| **White Rock** | | | | | | | | | |
| September 2010 | 2 | 0 | 2 | 0 | 0 | 2 | 0 | 0 | 6 |
| September 2009 | 1 | 2 | 12 | 0 | 0 | 2 | 0 | 0 | 17 |
| **Vancouver CMA** | | | | | | | | | |
| September 2010 | 308 | 39 | 50 | 8 | 198 | 414 | 6 | 14 | 1,037 |
| September 2009 | 328 | 31 | 38 | 4 | 228 | 527 | 3 | 50 | 1,209 |

Source: CMHC (Starts and Completions Survey, Market Absorption Survey)

**Table 1.2: History of Housing Starts of Vancouver CMA**
**2000 - 2009**

| | Ownership | | | | | | Rental | | Total* |
|---|---|---|---|---|---|---|---|---|---|
| | Freehold | | | Condominium | | | | | |
| | Single | Semi | Row, Apt. & Other | Single | Row and Semi | Apt. & Other | Single, Semi, and Row | Apt. & Other | |
| 2009 | 2,888 | 176 | 663 | 17 | 1,788 | 2,355 | 29 | 418 | 8,339 |
| % Change | -19.5 | -52.8 | -7.5 | -41.4 | -32.3 | -79.5 | 52.6 | -42.7 | -57.4 |
| 2008 | 3,586 | 373 | 717 | 29 | 2,642 | 11,496 | 19 | 729 | 19,591 |
| % Change | -13.1 | 0.3 | 93.8 | -61.8 | -5.6 | -7.1 | -85.7 | 51.2 | -5.5 |
| 2007 | 4,128 | 372 | 370 | 76 | 2,799 | 12,376 | 133 | 482 | 20,736 |
| % Change | -25.1 | 5.1 | 60.2 | -11.6 | -11.3 | 39.9 | ** | -1.2 | 10.9 |
| 2006 | 5,511 | 354 | 231 | 86 | 3,155 | 8,845 | 21 | 488 | 18,705 |
| % Change | 17.9 | -11.1 | 33.5 | -58.0 | -12.1 | -4.8 | -68.2 | -6.2 | -1.1 |
| 2005 | 4,673 | 398 | 173 | 205 | 3,588 | 9,291 | 66 | 520 | 18,914 |
| % Change | -11.8 | -10.4 | -41.6 | -26.5 | -6.2 | 8.8 | -8.3 | -22.8 | -2.7 |
| 2004 | 5,297 | 444 | 296 | 279 | 3,826 | 8,542 | 72 | 674 | 19,430 |
| % Change | 4.5 | 1.8 | 17.0 | -0.4 | 47.2 | 41.3 | -10.0 | -22.0 | 24.3 |
| 2003 | 5,070 | 436 | 253 | 280 | 2,599 | 6,044 | 80 | 864 | 15,626 |
| % Change | 4.7 | -3.1 | -8.3 | 135.3 | 31.7 | 44.5 | 45.5 | -30.7 | 18.4 |
| 2002 | 4,843 | 450 | 276 | 119 | 1,974 | 4,182 | 55 | 1,247 | 13,197 |
| % Change | 42.4 | -1.3 | 39.4 | 9.2 | 79.9 | 51.9 | -70.4 | -50.8 | 21.5 |
| 2001 | 3,400 | 456 | 198 | 109 | 1,097 | 2,754 | 186 | 2,535 | 10,862 |
| % Change | 10.2 | 27.4 | 25.3 | ** | -11.1 | 28.0 | ** | 125.3 | 32.4 |
| 2000 | 3,086 | 358 | 158 | 35 | 1,234 | 2,152 | 20 | 1,125 | 8,203 |

Source: CMHC (Starts and Completions Survey)

## Table 2: Starts by Submarket and by Dwelling Type
## September 2010

| Submarket | Single | | Semi | | Row | | Apt. & Other | | Total | | |
|---|---|---|---|---|---|---|---|---|---|---|---|
| | Sept 2010 | Sept 2009 | Sept 2010 | Sept 2009 | Sept 2010 | Sept 2009 | Sept 2010 | Sept 2009 | Sept 2010 | Sept 2009 | % Change |
| Anmore | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | n/a |
| Belcarra | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | n/a |
| Bowen Island | 7 | 2 | 0 | 0 | 0 | 0 | 0 | 2 | 7 | 4 | 75.0 |
| Burnaby - Mountain | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | n/a |
| Burnaby - North | 3 | 4 | 0 | 0 | 0 | 0 | 0 | 0 | 3 | 4 | -25.0 |
| Burnaby - Lougheed Mall | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | n/a |
| Burnaby - South & East | 6 | 4 | 2 | 4 | 0 | 4 | 0 | 0 | 8 | 12 | -33.3 |
| Burnaby - Central Park | 1 | 0 | 0 | 2 | 0 | 0 | 98 | 0 | 99 | 2 | ** |
| Burnaby - Remainder | 15 | 6 | 14 | 2 | 14 | 5 | 0 | 0 | 43 | 13 | ** |
| Burnaby Total | 25 | 14 | 16 | 8 | 14 | 9 | 98 | 0 | 153 | 31 | ** |
| Coquitlam | 3 | 17 | 10 | 0 | 14 | 25 | 32 | 2 | 59 | 44 | 34.1 |
| Delta - Tsawwassen | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | n/a |
| Delta - Ladner | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | n/a |
| Delta - North | 20 | 6 | 6 | 0 | 36 | 0 | 0 | 0 | 62 | 6 | ** |
| Delta | 20 | 6 | 6 | 0 | 36 | 0 | 0 | 0 | 62 | 6 | ** |
| Langley City | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | n/a |
| Langley District | 20 | 28 | 0 | 0 | 69 | 16 | 14 | 10 | 103 | 54 | 90.7 |
| Lion's Bay | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | n/a |
| Maple Ridge | 16 | 24 | 0 | 0 | 22 | 41 | 0 | 1 | 38 | 66 | -42.4 |
| New Westminster | 12 | 6 | 0 | 0 | 0 | 0 | 0 | 0 | 12 | 6 | 100.0 |
| North Vancouver City | 2 | 4 | 0 | 0 | 0 | 0 | 138 | 0 | 140 | 4 | ** |
| North Vancouver DM | 7 | 5 | 0 | 0 | 0 | 60 | 0 | 0 | 7 | 65 | -89.2 |
| Pitt Meadows | 0 | 1 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 1 | -100.0 |
| Port Coquitlam | 0 | 0 | 0 | 0 | 35 | 6 | 4 | 0 | 39 | 6 | ** |
| Port Moody | 1 | 0 | 0 | 0 | 8 | 0 | 0 | 0 | 9 | 0 | n/a |
| Richmond | 22 | 11 | 8 | 2 | 60 | 5 | 200 | 16 | 290 | 34 | ** |
| Surrey - South | 34 | 31 | 8 | 14 | 33 | 23 | 0 | 2 | 75 | 70 | 7.1 |
| Surrey - Cloverdale | 61 | 65 | 0 | 0 | 0 | 8 | 11 | 24 | 72 | 97 | -25.8 |
| Surrey - North | 54 | 86 | 0 | 0 | 47 | 0 | 1 | 4 | 102 | 90 | 13.3 |
| Surrey - Guildford | 1 | 1 | 0 | 0 | 13 | 0 | 0 | 0 | 14 | 1 | ** |
| Surrey - Whalley | 9 | 8 | 0 | 0 | 0 | 0 | 0 | 0 | 9 | 8 | 12.5 |
| Surrey Total | 159 | 191 | 8 | 14 | 93 | 31 | 12 | 30 | 272 | 266 | 2.3 |
| University Endowment Lands | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | n/a |
| Vancouver - West End | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | n/a |
| Vancouver - Downtown | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 105 | 0 | 105 | -100.0 |
| Vancouver - Kitsilano | 0 | 0 | 0 | 2 | 0 | 0 | 0 | 0 | 0 | 2 | -100.0 |
| Vancouver - False Creek | 0 | 0 | 0 | 0 | 0 | 0 | 124 | 0 | 124 | 0 | n/a |
| Vancouver - Granville/Oak | 0 | 0 | 2 | 0 | 0 | 0 | 0 | 0 | 2 | 0 | n/a |
| Vancouver - Kerrisdale | 2 | 6 | 0 | 0 | 0 | 0 | 0 | 0 | 2 | 6 | -66.7 |
| Vancouver - Marpole | 6 | 4 | 0 | 0 | 0 | 0 | 2 | 0 | 8 | 4 | 100.0 |
| Vancouver - Eastside | 51 | 26 | 4 | 4 | 0 | 0 | 51 | 6 | 106 | 36 | 194.4 |
| Vancouver - Mt. Pleasant | 0 | 0 | 4 | 0 | 0 | 0 | 0 | 0 | 4 | 0 | n/a |
| Vancouver - Strath/Grand | 3 | 0 | 2 | 0 | 0 | 4 | 129 | 80 | 134 | 84 | 59.5 |
| Vancouver - Westside | 22 | 18 | 0 | 2 | 24 | 0 | 6 | 0 | 52 | 20 | 160.0 |
| Vancouver Total | 84 | 54 | 12 | 8 | 24 | 4 | 312 | 191 | 432 | 257 | 68.1 |
| West Vancouver | 13 | 6 | 2 | 0 | 0 | 0 | 0 | 0 | 15 | 6 | 150.0 |
| White Rock | 2 | 0 | 0 | 0 | 0 | 0 | 4 | 8 | 6 | 8 | -25.0 |
| **Vancouver CMA** | 393 | 369 | 62 | 32 | 375 | 197 | 814 | 260 | 1,644 | 858 | 91.6 |

Source: CMHC (Starts and Completions Survey)

## Table 2.1: Starts by Submarket and by Dwelling Type
### January - September 2010

| Submarket | Single | | Semi | | Row | | Apt. & Other | | Total | | |
|---|---|---|---|---|---|---|---|---|---|---|---|
| | YTD 2010 | YTD 2009 | YTD 2010 | YTD 2009 | YTD 2010 | YTD 2009 | YTD 2010 | YTD 2009 | YTD 2010 | YTD 2009 | % Change |
| Anmore | 26 | 4 | 0 | 0 | 0 | 0 | 0 | 0 | 26 | 4 | ** |
| Belcarra | 0 | 1 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 1 | -100.0 |
| Bowen Island | 13 | 11 | 0 | 0 | 0 | 0 | 6 | 2 | 19 | 13 | 46.2 |
| Burnaby - Mountain | 0 | 2 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 2 | -100.0 |
| Burnaby - North | 47 | 19 | 4 | 2 | 4 | 40 | 26 | 9 | 81 | 70 | 15.7 |
| Burnaby - Lougheed Mall | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | n/a |
| Burnaby - South & East | 42 | 13 | 12 | 6 | 12 | 4 | 37 | 0 | 103 | 23 | ** |
| Burnaby - Central Park | 27 | 6 | 12 | 8 | 26 | 0 | 98 | 130 | 163 | 144 | 13.2 |
| Burnaby - Remainder | 96 | 48 | 68 | 24 | 33 | 25 | 357 | 214 | 554 | 311 | 78.1 |
| Burnaby Total | 212 | 88 | 96 | 40 | 75 | 69 | 518 | 353 | 901 | 550 | 63.8 |
| Coquitlam | 125 | 108 | 24 | 10 | 119 | 81 | 442 | 26 | 710 | 225 | ** |
| Delta - Tsawwassen | 12 | 3 | 0 | 2 | 0 | 0 | 55 | 0 | 67 | 5 | ** |
| Delta - Ladner | 39 | 18 | 6 | 0 | 0 | 0 | 27 | 3 | 72 | 21 | ** |
| Delta - North | 72 | 66 | 6 | 0 | 126 | 48 | 0 | 52 | 204 | 166 | 22.9 |
| Delta | 123 | 87 | 12 | 2 | 126 | 48 | 82 | 55 | 343 | 192 | 78.6 |
| Langley City | 2 | 1 | 0 | 0 | 0 | 36 | 105 | 98 | 107 | 135 | -20.7 |
| Langley District | 174 | 113 | 0 | 0 | 288 | 81 | 152 | 190 | 614 | 384 | 59.9 |
| Lion's Bay | 2 | 1 | 0 | 0 | 0 | 0 | 0 | 0 | 2 | 1 | 100.0 |
| Maple Ridge | 238 | 131 | 4 | 8 | 85 | 96 | 21 | 1 | 348 | 236 | 47.5 |
| New Westminster | 95 | 31 | 4 | 0 | 10 | 0 | 129 | 158 | 238 | 189 | 25.9 |
| North Vancouver City | 3 | 8 | 16 | 2 | 8 | 11 | 210 | 8 | 237 | 29 | ** |
| North Vancouver DM | 59 | 33 | 2 | 44 | 20 | 60 | 129 | 47 | 210 | 184 | 14.1 |
| Pitt Meadows | 14 | 7 | 0 | 12 | 0 | 8 | 0 | 0 | 14 | 27 | -48.1 |
| Port Coquitlam | 4 | 4 | 4 | 0 | 42 | 60 | 52 | 14 | 102 | 78 | 30.8 |
| Port Moody | 12 | 6 | 0 | 0 | 21 | 0 | 0 | 0 | 33 | 6 | ** |
| Richmond | 224 | 78 | 46 | 10 | 188 | 143 | 681 | 274 | 1,139 | 505 | 125.5 |
| Surrey - South | 369 | 139 | 42 | 38 | 213 | 259 | 14 | 8 | 638 | 444 | 43.7 |
| Surrey - Cloverdale | 495 | 274 | 4 | 4 | 112 | 53 | 124 | 177 | 735 | 508 | 44.7 |
| Surrey - North | 616 | 327 | 20 | 0 | 302 | 62 | 197 | 82 | 1,135 | 471 | 141.0 |
| Surrey - Guildford | 12 | 2 | 0 | 0 | 13 | 0 | 0 | 0 | 25 | 2 | ** |
| Surrey - Whalley | 104 | 58 | 2 | 0 | 0 | 21 | 108 | 0 | 214 | 79 | 170.9 |
| Surrey Total | 1,596 | 800 | 68 | 42 | 640 | 395 | 443 | 267 | 2,747 | 1,504 | 82.6 |
| University Endowment Lands | 2 | 4 | 0 | 0 | 0 | 0 | 170 | 137 | 172 | 141 | 22.0 |
| Vancouver - West End | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 225 | 0 | 225 | -100.0 |
| Vancouver - Downtown | 0 | 0 | 0 | 0 | 0 | 0 | 430 | 261 | 430 | 261 | 64.8 |
| Vancouver - Kitsilano | 5 | 1 | 6 | 4 | 15 | 0 | 0 | 47 | 26 | 52 | -50.0 |
| Vancouver - False Creek | 1 | 0 | 2 | 2 | 0 | 0 | 124 | 0 | 127 | 2 | ** |
| Vancouver - Granville/Oak | 5 | 3 | 2 | 0 | 0 | 0 | 51 | 0 | 58 | 3 | ** |
| Vancouver - Kerrisdale | 38 | 19 | 0 | 0 | 0 | 0 | 12 | 33 | 50 | 52 | -3.8 |
| Vancouver - Marpole | 45 | 13 | 6 | 4 | 0 | 0 | 24 | 2 | 75 | 19 | ** |
| Vancouver - Eastside | 306 | 145 | 32 | 36 | 29 | 3 | 499 | 70 | 866 | 254 | ** |
| Vancouver - Mt. Pleasant | 1 | 2 | 14 | 14 | 0 | 16 | 772 | 9 | 787 | 41 | ** |
| Vancouver - Strath/Grand | 3 | 2 | 4 | 2 | 0 | 10 | 257 | 92 | 264 | 106 | 149.1 |
| Vancouver - Westside | 189 | 81 | 2 | 6 | 24 | 14 | 129 | 4 | 344 | 105 | ** |
| Vancouver Total | 593 | 266 | 68 | 68 | 68 | 43 | 2,298 | 743 | 3,027 | 1,120 | 170.3 |
| West Vancouver | 75 | 32 | 2 | 0 | 0 | 0 | 0 | 0 | 77 | 32 | 140.6 |
| White Rock | 4 | 6 | 0 | 0 | 0 | 0 | 67 | 82 | 71 | 88 | -19.3 |
| **Vancouver CMA** | 3,596 | 1,820 | 346 | 238 | 1,690 | 1,131 | 5,505 | 2,455 | 11,137 | 5,644 | 97.3 |

Source: CMHC (Starts and Completions Survey)

**Table 2.2: Starts by Submarket, by Dwelling Type and by Intended Market**
**September 2010**

| Submarket | Row | | | | Apt. & Other | | | |
|---|---|---|---|---|---|---|---|---|
| | Freehold and Condominium | | Rental | | Freehold and Condominium | | Rental | |
| | Sept 2010 | Sept 2009 | Sept 2010 | Sept 2009 | Sept 2010 | Sept 2009 | Sept 2010 | Sept 2009 |
| Anmore | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Belcarra | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Bowen Island | 0 | 0 | 0 | 0 | 0 | 2 | 0 | 0 |
| Burnaby - Mountain | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Burnaby - North | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Burnaby - Lougheed Mall | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Burnaby - South & East | 0 | 4 | 0 | 0 | 0 | 0 | 0 | 0 |
| Burnaby - Central Park | 0 | 0 | 0 | 0 | 98 | 0 | 0 | 0 |
| Burnaby - Remainder | 14 | 0 | 0 | 5 | 0 | 0 | 0 | 0 |
| Burnaby Total | 14 | 4 | 0 | 5 | 98 | 0 | 0 | 0 |
| Coquitlam | 14 | 25 | 0 | 0 | 32 | 2 | 0 | 0 |
| Delta - Tsawwassen | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Delta - Ladner | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Delta - North | 36 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Delta | 36 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Langley City | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Langley District | 69 | 16 | 0 | 0 | 14 | 10 | 0 | 0 |
| Lion's Bay | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Maple Ridge | 22 | 41 | 0 | 0 | 0 | 0 | 0 | 1 |
| New Westminster | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| North Vancouver City | 0 | 0 | 0 | 0 | 138 | 0 | 0 | 0 |
| North Vancouver DM | 0 | 60 | 0 | 0 | 0 | 0 | 0 | 0 |
| Pitt Meadows | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Port Coquitlam | 35 | 6 | 0 | 0 | 4 | 0 | 0 | 0 |
| Port Moody | 8 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Richmond | 60 | 5 | 0 | 0 | 119 | 16 | 81 | 0 |
| Surrey - South | 33 | 23 | 0 | 0 | 0 | 0 | 0 | 2 |
| Surrey - Cloverdale | 0 | 8 | 0 | 0 | 0 | 6 | 11 | 18 |
| Surrey - North | 47 | 0 | 0 | 0 | 0 | 0 | 1 | 4 |
| Surrey - Guildford | 13 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Surrey - Whalley | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Surrey Total | 93 | 31 | 0 | 0 | 0 | 6 | 12 | 24 |
| University Endowment Lands | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Vancouver - West End | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Vancouver - Downtown | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 105 |
| Vancouver - Kitsilano | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Vancouver - False Creek | 0 | 0 | 0 | 0 | 124 | 0 | 0 | 0 |
| Vancouver - Granville/Oak | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Vancouver - Kerrisdale | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Vancouver - Marpole | 0 | 0 | 0 | 0 | 2 | 0 | 0 | 0 |
| Vancouver - Eastside | 0 | 0 | 0 | 0 | 50 | 6 | 1 | 0 |
| Vancouver - Mt. Pleasant | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Vancouver - Strath/Grand | 0 | 4 | 0 | 0 | 0 | 0 | 129 | 80 |
| Vancouver - Westside | 24 | 0 | 0 | 0 | 6 | 0 | 0 | 0 |
| Vancouver Total | 24 | 4 | 0 | 0 | 182 | 6 | 130 | 185 |
| West Vancouver | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| White Rock | 0 | 0 | 0 | 0 | 4 | 8 | 0 | 0 |
| **Vancouver CMA** | 375 | 192 | 0 | 5 | 591 | 50 | 223 | 210 |

Source: CMHC (Starts and Completions Survey)

**Table 2.3: Starts by Submarket, by Dwelling Type and by Intended Market**
**January - September 2010**

| Submarket | Row | | | | Apt. & Other | | | |
|---|---|---|---|---|---|---|---|---|
| | Freehold and Condominium | | Rental | | Freehold and Condominium | | Rental | |
| | YTD 2010 | YTD 2009 | YTD 2010 | YTD 2009 | YTD 2010 | YTD 2009 | YTD 2010 | YTD 2009 |
| Anmore | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Belcarra | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Bowen Island | 0 | 0 | 0 | 0 | 4 | 2 | 2 | 0 |
| Burnaby - Mountain | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Burnaby - North | 4 | 40 | 0 | 0 | 26 | 9 | 0 | 0 |
| Burnaby - Lougheed Mall | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Burnaby - South & East | 12 | 4 | 0 | 0 | 37 | 0 | 0 | 0 |
| Burnaby - Central Park | 26 | 0 | 0 | 0 | 98 | 130 | 0 | 0 |
| Burnaby - Remainder | 33 | 20 | 0 | 5 | 287 | 214 | 70 | 0 |
| Burnaby Total | 75 | 64 | 0 | 5 | 448 | 353 | 70 | 0 |
| Coquitlam | 119 | 81 | 0 | 0 | 392 | 26 | 50 | 0 |
| Delta - Tsawwassen | 0 | 0 | 0 | 0 | 55 | 0 | 0 | 0 |
| Delta - Ladner | 0 | 0 | 0 | 0 | 24 | 0 | 3 | 3 |
| Delta - North | 126 | 48 | 0 | 0 | 0 | 51 | 0 | 1 |
| Delta | 126 | 48 | 0 | 0 | 79 | 51 | 3 | 4 |
| Langley City | 0 | 36 | 0 | 0 | 105 | 98 | 0 | 0 |
| Langley District | 288 | 81 | 0 | 0 | 152 | 190 | 0 | 0 |
| Lion's Bay | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Maple Ridge | 85 | 91 | 0 | 0 | 21 | 0 | 0 | 1 |
| New Westminster | 10 | 0 | 0 | 0 | 129 | 158 | 0 | 0 |
| North Vancouver City | 8 | 11 | 0 | 0 | 158 | 8 | 52 | 0 |
| North Vancouver DM | 20 | 60 | 0 | 0 | 129 | 47 | 0 | 0 |
| Pitt Meadows | 0 | 8 | 0 | 0 | 0 | 0 | 0 | 0 |
| Port Coquitlam | 42 | 60 | 0 | 0 | 52 | 14 | 0 | 0 |
| Port Moody | 21 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Richmond | 188 | 143 | 0 | 0 | 597 | 274 | 84 | 0 |
| Surrey - South | 213 | 259 | 0 | 0 | 0 | 0 | 14 | 8 |
| Surrey - Cloverdale | 112 | 53 | 0 | 0 | 20 | 98 | 104 | 79 |
| Surrey - North | 302 | 62 | 0 | 0 | 169 | 66 | 28 | 16 |
| Surrey - Guildford | 13 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Surrey - Whalley | 0 | 21 | 0 | 0 | 108 | 0 | 0 | 0 |
| Surrey Total | 640 | 395 | 0 | 0 | 297 | 164 | 146 | 103 |
| University Endowment Lands | 0 | 0 | 0 | 0 | 170 | 91 | 0 | 46 |
| Vancouver - West End | 0 | 0 | 0 | 0 | 0 | 225 | 0 | 0 |
| Vancouver - Downtown | 0 | 0 | 0 | 0 | 226 | 156 | 204 | 105 |
| Vancouver - Kitsilano | 15 | 0 | 0 | 0 | 0 | 47 | 0 | 0 |
| Vancouver - False Creek | 0 | 0 | 0 | 0 | 124 | 0 | 0 | 0 |
| Vancouver - Granville/Oak | 0 | 0 | 0 | 0 | 51 | 0 | 0 | 0 |
| Vancouver - Kerrisdale | 0 | 0 | 0 | 0 | 12 | 33 | 0 | 0 |
| Vancouver - Marpole | 0 | 0 | 0 | 0 | 24 | 2 | 0 | 0 |
| Vancouver - Eastside | 29 | 3 | 0 | 0 | 470 | 70 | 29 | 0 |
| Vancouver - Mt. Pleasant | 0 | 16 | 0 | 0 | 772 | 9 | 0 | 0 |
| Vancouver - Strath/Grand | 0 | 10 | 0 | 0 | 128 | 12 | 129 | 80 |
| Vancouver - Westside | 24 | 14 | 0 | 0 | 78 | 4 | 51 | 0 |
| Vancouver Total | 68 | 43 | 0 | 0 | 1,885 | 558 | 413 | 185 |
| West Vancouver | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| White Rock | 0 | 0 | 0 | 0 | 67 | 82 | 0 | 0 |
| **Vancouver CMA** | 1,690 | 1,121 | 0 | 5 | 4,685 | 2,116 | 820 | 339 |

Source: CMHC (Starts and Completions Survey)

| Table 2.4: Starts by Submarket and by Intended Market<br>September 2010 | | | | | | | | |
|---|---|---|---|---|---|---|---|---|
| **Submarket** | Freehold | | Condominium | | Rental | | Total* | |
| | Sept 2010 | Sept 2009 | Sept 2010 | Sept 2009 | Sept 2010 | Sept 2009 | Sept 2010 | Sept 2009 |
| Anmore | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Belcarra | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Bowen Island | 7 | 4 | 0 | 0 | 0 | 0 | 7 | 4 |
| Burnaby - Mountain | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Burnaby - North | 3 | 4 | 0 | 0 | 0 | 0 | 3 | 4 |
| Burnaby - Lougheed Mall | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Burnaby - South & East | 8 | 8 | 0 | 4 | 0 | 0 | 8 | 12 |
| Burnaby - Central Park | 1 | 2 | 98 | 0 | 0 | 0 | 99 | 2 |
| Burnaby - Remainder | 29 | 8 | 14 | 0 | 0 | 5 | 43 | 13 |
| Burnaby Total | 41 | 22 | 112 | 4 | 0 | 5 | 153 | 31 |
| Coquitlam | 39 | 19 | 20 | 25 | 0 | 0 | 59 | 44 |
| Delta - Tsawwassen | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Delta - Ladner | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Delta - North | 19 | 6 | 42 | 0 | 1 | 0 | 62 | 6 |
| Delta | 19 | 6 | 42 | 0 | 1 | 0 | 62 | 6 |
| Langley City | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Langley District | 32 | 32 | 69 | 16 | 2 | 6 | 103 | 54 |
| Lion's Bay | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Maple Ridge | 16 | 24 | 22 | 41 | 0 | 1 | 38 | 66 |
| New Westminster | 12 | 0 | 0 | 6 | 0 | 0 | 12 | 6 |
| North Vancouver City | 2 | 4 | 138 | 0 | 0 | 0 | 140 | 4 |
| North Vancouver DM | 7 | 5 | 0 | 60 | 0 | 0 | 7 | 65 |
| Pitt Meadows | 0 | 1 | 0 | 0 | 0 | 0 | 0 | 1 |
| Port Coquitlam | 4 | 0 | 35 | 6 | 0 | 0 | 39 | 6 |
| Port Moody | 1 | 0 | 8 | 0 | 0 | 0 | 9 | 0 |
| Richmond | 42 | 23 | 167 | 11 | 81 | 0 | 290 | 34 |
| Surrey - South | 32 | 30 | 43 | 38 | 0 | 2 | 75 | 70 |
| Surrey - Cloverdale | 61 | 71 | 0 | 8 | 11 | 18 | 72 | 97 |
| Surrey - North | 54 | 86 | 47 | 0 | 1 | 4 | 102 | 90 |
| Surrey - Guildford | 1 | 1 | 13 | 0 | 0 | 0 | 14 | 1 |
| Surrey - Whalley | 9 | 8 | 0 | 0 | 0 | 0 | 9 | 8 |
| Surrey Total | 157 | 196 | 103 | 46 | 12 | 24 | 272 | 266 |
| University Endowment Lands | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Vancouver - West End | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Vancouver - Downtown | 0 | 0 | 0 | 0 | 0 | 105 | 0 | 105 |
| Vancouver - Kitsilano | 0 | 2 | 0 | 0 | 0 | 0 | 0 | 2 |
| Vancouver - False Creek | 0 | 0 | 124 | 0 | 0 | 0 | 124 | 0 |
| Vancouver - Granville/Oak | 2 | 0 | 0 | 0 | 0 | 0 | 2 | 0 |
| Vancouver - Kerrisdale | 2 | 6 | 0 | 0 | 0 | 0 | 2 | 6 |
| Vancouver - Marpole | 8 | 4 | 0 | 0 | 0 | 0 | 8 | 4 |
| Vancouver - Eastside | 95 | 36 | 0 | 0 | 11 | 0 | 106 | 36 |
| Vancouver - Mt. Pleasant | 4 | 0 | 0 | 0 | 0 | 0 | 4 | 0 |
| Vancouver - Strath/Grand | 5 | 0 | 0 | 4 | 129 | 80 | 134 | 84 |
| Vancouver - Westside | 24 | 20 | 24 | 0 | 4 | 0 | 52 | 20 |
| Vancouver Total | 140 | 68 | 148 | 4 | 144 | 185 | 432 | 257 |
| West Vancouver | 15 | 6 | 0 | 0 | 0 | 0 | 15 | 6 |
| White Rock | 6 | 8 | 0 | 0 | 0 | 0 | 6 | 8 |
| **Vancouver CMA** | 540 | 418 | 864 | 219 | 240 | 221 | 1,644 | 858 |

Source: CMHC (Starts and Completions Survey)

## Table 2.5: Starts by Submarket and by Intended Market
## January - September 2010

| Submarket | Freehold | | Condominium | | Rental | | Total* | |
|---|---|---|---|---|---|---|---|---|
| | YTD 2010 | YTD 2009 | YTD 2010 | YTD 2009 | YTD 2010 | YTD 2009 | YTD 2010 | YTD 2009 |
| Anmore | 26 | 4 | 0 | 0 | 0 | 0 | 26 | 4 |
| Belcarra | 0 | 1 | 0 | 0 | 0 | 0 | 0 | 1 |
| Bowen Island | 17 | 13 | 0 | 0 | 2 | 0 | 19 | 13 |
| Burnaby - Mountain | 0 | 2 | 0 | 0 | 0 | 0 | 0 | 2 |
| Burnaby - North | 51 | 21 | 30 | 49 | 0 | 0 | 81 | 70 |
| Burnaby - Lougheed Mall | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Burnaby - South & East | 54 | 19 | 49 | 4 | 0 | 0 | 103 | 23 |
| Burnaby - Central Park | 39 | 14 | 124 | 130 | 0 | 0 | 163 | 144 |
| Burnaby - Remainder | 164 | 72 | 320 | 234 | 70 | 5 | 554 | 311 |
| Burnaby Total | 308 | 128 | 523 | 417 | 70 | 5 | 901 | 550 |
| Coquitlam | 277 | 147 | 383 | 78 | 50 | 0 | 710 | 225 |
| Delta - Tsawwassen | 12 | 5 | 55 | 0 | 0 | 0 | 67 | 5 |
| Delta - Ladner | 39 | 18 | 28 | 0 | 5 | 3 | 72 | 21 |
| Delta - North | 71 | 66 | 132 | 99 | 1 | 1 | 204 | 166 |
| Delta | 122 | 89 | 215 | 99 | 6 | 4 | 343 | 192 |
| Langley City | 2 | 1 | 105 | 134 | 0 | 0 | 107 | 135 |
| Langley District | 317 | 163 | 288 | 207 | 9 | 14 | 614 | 384 |
| Lion's Bay | 2 | 1 | 0 | 0 | 0 | 0 | 2 | 1 |
| Maple Ridge | 237 | 131 | 110 | 99 | 1 | 1 | 348 | 236 |
| New Westminster | 68 | 25 | 170 | 164 | 0 | 0 | 238 | 189 |
| North Vancouver City | 39 | 18 | 146 | 11 | 52 | 0 | 237 | 29 |
| North Vancouver DM | 59 | 29 | 151 | 155 | 0 | 0 | 210 | 184 |
| Pitt Meadows | 14 | 7 | 0 | 20 | 0 | 0 | 14 | 27 |
| Port Coquitlam | 42 | 23 | 60 | 55 | 0 | 0 | 102 | 78 |
| Port Moody | 12 | 6 | 21 | 0 | 0 | 0 | 33 | 6 |
| Richmond | 430 | 192 | 625 | 313 | 84 | 0 | 1,139 | 505 |
| Surrey - South | 364 | 138 | 260 | 298 | 14 | 8 | 638 | 444 |
| Surrey - Cloverdale | 515 | 304 | 116 | 125 | 104 | 79 | 735 | 508 |
| Surrey - North | 618 | 327 | 489 | 128 | 28 | 16 | 1,135 | 471 |
| Surrey - Guildford | 12 | 2 | 13 | 0 | 0 | 0 | 25 | 2 |
| Surrey - Whalley | 106 | 58 | 108 | 21 | 0 | 0 | 214 | 79 |
| Surrey Total | 1,615 | 829 | 986 | 572 | 146 | 103 | 2,747 | 1,504 |
| University Endowment Lands | 2 | 4 | 170 | 91 | 0 | 46 | 172 | 141 |
| Vancouver - West End | 0 | 0 | 0 | 225 | 0 | 0 | 0 | 225 |
| Vancouver - Downtown | 0 | 0 | 226 | 156 | 204 | 105 | 430 | 261 |
| Vancouver - Kitsilano | 11 | 5 | 15 | 47 | 0 | 0 | 26 | 52 |
| Vancouver - False Creek | 3 | 2 | 124 | 0 | 0 | 0 | 127 | 2 |
| Vancouver - Granville/Oak | 5 | 3 | 49 | 0 | 4 | 0 | 58 | 3 |
| Vancouver - Kerrisdale | 47 | 19 | 0 | 33 | 3 | 0 | 50 | 52 |
| Vancouver - Marpole | 66 | 19 | 0 | 0 | 9 | 0 | 75 | 19 |
| Vancouver - Eastside | 461 | 251 | 322 | 0 | 83 | 3 | 866 | 254 |
| Vancouver - Mt. Pleasant | 14 | 16 | 772 | 25 | 1 | 0 | 787 | 41 |
| Vancouver - Strath/Grand | 135 | 4 | 0 | 22 | 129 | 80 | 264 | 106 |
| Vancouver - Westside | 207 | 89 | 44 | 16 | 93 | 0 | 344 | 105 |
| Vancouver Total | 949 | 408 | 1,552 | 524 | 526 | 188 | 3,027 | 1,120 |
| West Vancouver | 77 | 32 | 0 | 0 | 0 | 0 | 77 | 32 |
| White Rock | 50 | 44 | 21 | 44 | 0 | 0 | 71 | 88 |
| **Vancouver CMA** | **4,665** | **2,295** | **5,526** | **2,983** | **946** | **361** | **11,137** | **5,644** |

Source: CMHC (Starts and Completions Survey)

## Table 3: Completions by Submarket and by Dwelling Type
## September 2010

| Submarket | Single | | Semi | | Row | | Apt. & Other | | Total | | |
|---|---|---|---|---|---|---|---|---|---|---|---|
| | Sept 2010 | Sept 2009 | Sept 2010 | Sept 2009 | Sept 2010 | Sept 2009 | Sept 2010 | Sept 2009 | Sept 2010 | Sept 2009 | % Change |
| Anmore | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | n/a |
| Belcarra | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | n/a |
| Bowen Island | 0 | 4 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 4 | -100.0 |
| Burnaby - Mountain | 1 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 1 | 0 | n/a |
| Burnaby - North | 11 | 4 | 0 | 0 | 0 | 0 | 0 | 0 | 11 | 4 | 175.0 |
| Burnaby - Lougheed Mall | 0 | 1 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 1 | -100.0 |
| Burnaby - South & East | 5 | 0 | 4 | 0 | 0 | 0 | 0 | 0 | 9 | 0 | n/a |
| Burnaby - Central Park | 1 | 2 | 4 | 0 | 0 | 0 | 0 | 0 | 5 | 2 | 150.0 |
| Burnaby - Remainder | 4 | 5 | 2 | 2 | 0 | 11 | 0 | 70 | 6 | 88 | -93.2 |
| Burnaby Total | 22 | 12 | 10 | 2 | 0 | 11 | 0 | 70 | 32 | 95 | -66.3 |
| Coquitlam | 0 | 3 | 0 | 0 | 0 | 39 | 2 | 74 | 2 | 116 | -98.3 |
| Delta - Tsawwassen | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | n/a |
| Delta - Ladner | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | n/a |
| Delta - North | 15 | 13 | 0 | 0 | 0 | 28 | 0 | 0 | 15 | 41 | -63.4 |
| Delta | 15 | 13 | 0 | 0 | 0 | 28 | 0 | 0 | 15 | 41 | -63.4 |
| Langley City | 0 | 0 | 0 | 0 | 0 | 0 | 62 | 0 | 62 | 0 | n/a |
| Langley District | 25 | 38 | 6 | 0 | 32 | 9 | 22 | 8 | 85 | 55 | 54.5 |
| Lion's Bay | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | n/a |
| Maple Ridge | 32 | 20 | 0 | 0 | 4 | 0 | 0 | 0 | 36 | 20 | 80.0 |
| New Westminster | 11 | 2 | 0 | 0 | 0 | 0 | 0 | 36 | 11 | 38 | -71.1 |
| North Vancouver City | 0 | 0 | 0 | 0 | 0 | 3 | 0 | 23 | 0 | 26 | -100.0 |
| North Vancouver DM | 5 | 8 | 2 | 0 | 0 | 0 | 0 | 0 | 7 | 8 | -12.5 |
| Pitt Meadows | 0 | 11 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 11 | -100.0 |
| Port Coquitlam | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | n/a |
| Port Moody | 1 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 1 | 0 | n/a |
| Richmond | 5 | 5 | 24 | 0 | 22 | 0 | 5 | 8 | 56 | 13 | ** |
| Surrey - South | 64 | 14 | 28 | 0 | 23 | 55 | 191 | 0 | 306 | 69 | ** |
| Surrey - Cloverdale | 56 | 32 | 0 | 0 | 27 | 13 | 96 | 74 | 179 | 119 | 50.4 |
| Surrey - North | 84 | 55 | 0 | 0 | 8 | 27 | 58 | 4 | 150 | 86 | 74.4 |
| Surrey - Guildford | 2 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 2 | 0 | n/a |
| Surrey - Whalley | 11 | 8 | 0 | 0 | 5 | 0 | 0 | 180 | 16 | 188 | -91.5 |
| Surrey Total | 217 | 109 | 28 | 0 | 63 | 95 | 345 | 258 | 653 | 462 | 41.3 |
| University Endowment Lands | 0 | 0 | 0 | 4 | 0 | 0 | 0 | 0 | 0 | 4 | -100.0 |
| Vancouver - West End | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | n/a |
| Vancouver - Downtown | 0 | 0 | 0 | 0 | 0 | 0 | 202 | 0 | 202 | 0 | n/a |
| Vancouver - Kitsilano | 0 | 0 | 2 | 0 | 0 | 0 | 0 | 0 | 2 | 0 | n/a |
| Vancouver - False Creek | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | n/a |
| Vancouver - Granville/Oak | 1 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 1 | 0 | n/a |
| Vancouver - Kerrisdale | 7 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 7 | 0 | n/a |
| Vancouver - Marpole | 0 | 2 | 0 | 0 | 0 | 0 | 0 | 2 | 0 | 4 | -100.0 |
| Vancouver - Eastside | 33 | 10 | 26 | 8 | 10 | 0 | 18 | 6 | 87 | 24 | ** |
| Vancouver - Mt. Pleasant | 0 | 0 | 0 | 1 | 0 | 0 | 0 | 0 | 0 | 1 | -100.0 |
| Vancouver - Strath/Grand | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | n/a |
| Vancouver - Westside | 18 | 11 | 0 | 0 | 0 | 0 | 2 | 0 | 20 | 11 | 81.8 |
| Vancouver Total | 59 | 23 | 28 | 9 | 10 | 0 | 222 | 8 | 319 | 40 | ** |
| West Vancouver | 7 | 7 | 0 | 0 | 0 | 0 | 0 | 0 | 7 | 7 | 0.0 |
| White Rock | 2 | 1 | 0 | 2 | 0 | 5 | 6 | 6 | 8 | 14 | -42.9 |
| **Vancouver CMA** | **401** | **256** | **98** | **17** | **131** | **190** | **664** | **491** | **1,294** | **954** | **35.6** |

Source: CMHC (Starts and Completions Survey)

## Table 3.1: Completions by Submarket and by Dwelling Type
### January - September 2010

| Submarket | Single | | Semi | | Row | | Apt. & Other | | Total | | |
|---|---|---|---|---|---|---|---|---|---|---|---|
| | YTD 2010 | YTD 2009 | YTD 2010 | YTD 2009 | YTD 2010 | YTD 2009 | YTD 2010 | YTD 2009 | YTD 2010 | YTD 2009 | % Change |
| Anmore | 9 | 14 | 0 | 0 | 0 | 0 | 0 | 0 | 9 | 14 | -35.7 |
| Belcarra | 2 | 2 | 0 | 0 | 0 | 0 | 0 | 0 | 2 | 2 | 0.0 |
| Bowen Island | 15 | 19 | 0 | 0 | 0 | 0 | 4 | 2 | 19 | 21 | -9.5 |
| Burnaby - Mountain | 3 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 3 | 0 | n/a |
| Burnaby - North | 35 | 47 | 6 | 8 | 20 | 5 | 248 | 162 | 309 | 222 | 39.2 |
| Burnaby - Lougheed Mall | 0 | 2 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 2 | -100.0 |
| Burnaby - South & East | 22 | 19 | 14 | 12 | 4 | 47 | 71 | 273 | 111 | 351 | -68.4 |
| Burnaby - Central Park | 7 | 12 | 16 | 4 | 0 | 48 | 130 | 0 | 153 | 64 | 139.1 |
| Burnaby - Remainder | 45 | 58 | 36 | 48 | 13 | 106 | 76 | 440 | 170 | 652 | -73.9 |
| Burnaby Total | 112 | 138 | 72 | 72 | 37 | 206 | 525 | 875 | 746 | 1,291 | -42.2 |
| Coquitlam | 171 | 74 | 12 | 68 | 145 | 189 | 717 | 606 | 1,045 | 937 | 11.5 |
| Delta - Tsawwassen | 14 | 12 | 0 | 0 | 0 | 0 | 0 | 1 | 14 | 13 | 7.7 |
| Delta - Ladner | 50 | 45 | 2 | 0 | 0 | 0 | 5 | 9 | 57 | 54 | 5.6 |
| Delta - North | 53 | 86 | 0 | 16 | 53 | 129 | 52 | 3 | 158 | 234 | -32.5 |
| Delta | 117 | 143 | 2 | 16 | 53 | 129 | 57 | 13 | 229 | 301 | -23.9 |
| Langley City | 1 | 2 | 0 | 0 | 0 | 0 | 62 | 101 | 63 | 103 | -38.8 |
| Langley District | 156 | 294 | 12 | 18 | 171 | 49 | 266 | 114 | 605 | 475 | 27.4 |
| Lion's Bay | 1 | 4 | 0 | 0 | 0 | 0 | 0 | 0 | 1 | 4 | -75.0 |
| Maple Ridge | 228 | 191 | 20 | 12 | 24 | 10 | 1 | 195 | 273 | 408 | -33.1 |
| New Westminster | 54 | 28 | 0 | 4 | 0 | 4 | 592 | 490 | 646 | 526 | 22.8 |
| North Vancouver City | 7 | 20 | 18 | 6 | 20 | 6 | 401 | 75 | 446 | 107 | ** |
| North Vancouver DM | 47 | 65 | 40 | 0 | 63 | 0 | 47 | 167 | 197 | 232 | -15.1 |
| Pitt Meadows | 10 | 23 | 0 | 2 | 0 | 0 | 0 | 70 | 10 | 95 | -89.5 |
| Port Coquitlam | 4 | 9 | 2 | 2 | 55 | 47 | 92 | 175 | 153 | 233 | -34.3 |
| Port Moody | 5 | 14 | 0 | 0 | 0 | 0 | 0 | 355 | 5 | 369 | -98.6 |
| Richmond | 90 | 127 | 34 | 46 | 246 | 110 | 831 | 683 | 1,201 | 966 | 24.3 |
| Surrey - South | 331 | 142 | 82 | 36 | 308 | 175 | 472 | 182 | 1,193 | 535 | 123.0 |
| Surrey - Cloverdale | 499 | 292 | 6 | 4 | 146 | 273 | 521 | 353 | 1,172 | 922 | 27.1 |
| Surrey - North | 571 | 407 | 12 | 30 | 203 | 171 | 157 | 253 | 943 | 861 | 9.5 |
| Surrey - Guildford | 5 | 5 | 0 | 0 | 0 | 0 | 64 | 0 | 69 | 5 | ** |
| Surrey - Whalley | 69 | 59 | 0 | 4 | 35 | 219 | 568 | 589 | 672 | 871 | -22.8 |
| Surrey Total | 1,475 | 905 | 100 | 74 | 692 | 838 | 1,782 | 1,377 | 4,049 | 3,194 | 26.8 |
| University Endowment Lands | 7 | 2 | 4 | 12 | 0 | 55 | 91 | 112 | 102 | 181 | -43.6 |
| Vancouver - West End | 0 | 0 | 0 | 0 | 0 | 0 | 319 | 20 | 319 | 20 | ** |
| Vancouver - Downtown | 0 | 0 | 0 | 2 | 4 | 32 | 511 | 1,137 | 515 | 1,171 | -56.0 |
| Vancouver - Kitsilano | 1 | 10 | 4 | 0 | 0 | 0 | 251 | 45 | 256 | 55 | ** |
| Vancouver - False Creek | 0 | 1 | 0 | 0 | 56 | 10 | 1,059 | 0 | 1,115 | 11 | ** |
| Vancouver - Granville/Oak | 4 | 1 | 0 | 16 | 0 | 6 | 21 | 212 | 25 | 235 | -89.4 |
| Vancouver - Kerrisdale | 18 | 32 | 0 | 0 | 0 | 9 | 35 | 59 | 53 | 100 | -47.0 |
| Vancouver - Marpole | 19 | 29 | 8 | 16 | 0 | 10 | 2 | 2 | 29 | 57 | -49.1 |
| Vancouver - Eastside | 137 | 154 | 30 | 34 | 16 | 10 | 90 | 240 | 273 | 438 | -37.7 |
| Vancouver - Mt. Pleasant | 2 | 5 | 10 | 29 | 30 | 0 | 6 | 254 | 48 | 288 | -83.3 |
| Vancouver - Strath/Grand | 1 | 4 | 2 | 8 | 0 | 3 | 12 | 43 | 15 | 58 | -74.1 |
| Vancouver - Westside | 48 | 135 | 4 | 0 | 48 | 53 | 2 | 94 | 102 | 282 | -63.8 |
| Vancouver Total | 230 | 371 | 58 | 105 | 154 | 133 | 2,308 | 2,106 | 2,750 | 2,715 | 1.3 |
| West Vancouver | 58 | 81 | 0 | 2 | 0 | 4 | 8 | 0 | 66 | 87 | -24.1 |
| White Rock | 13 | 5 | 0 | 2 | 0 | 5 | 77 | 44 | 90 | 56 | 60.7 |
| **Vancouver CMA** | **2,812** | **2,531** | **374** | **441** | **1,660** | **1,785** | **7,861** | **7,560** | **12,707** | **12,317** | **3.2** |

Source: CMHC (Starts and Completions Survey)

## Table 3.2: Completions by Submarket, by Dwelling Type and by Intended Market
## September 2010

| Submarket | Row | | | | Apt. & Other | | | |
|---|---|---|---|---|---|---|---|---|
| | Freehold and Condominium | | Rental | | Freehold and Condominium | | Rental | |
| | Sept 2010 | Sept 2009 | Sept 2010 | Sept 2009 | Sept 2010 | Sept 2009 | Sept 2010 | Sept 2009 |
| Anmore | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Belcarra | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Bowen Island | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Burnaby - Mountain | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Burnaby - North | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Burnaby - Lougheed Mall | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Burnaby - South & East | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Burnaby - Central Park | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Burnaby - Remainder | 0 | 11 | 0 | 0 | 0 | 70 | 0 | 0 |
| Burnaby Total | 0 | 11 | 0 | 0 | 0 | 70 | 0 | 0 |
| Coquitlam | 0 | 39 | 0 | 0 | 2 | 74 | 0 | 0 |
| Delta - Tsawwassen | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Delta - Ladner | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Delta - North | 0 | 28 | 0 | 0 | 0 | 0 | 0 | 0 |
| Delta | 0 | 28 | 0 | 0 | 0 | 0 | 0 | 0 |
| Langley City | 0 | 0 | 0 | 0 | 62 | 0 | 0 | 0 |
| Langley District | 32 | 9 | 0 | 0 | 22 | 8 | 0 | 0 |
| Lion's Bay | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Maple Ridge | 4 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| New Westminster | 0 | 0 | 0 | 0 | 0 | 36 | 0 | 0 |
| North Vancouver City | 0 | 3 | 0 | 0 | 0 | 21 | 0 | 2 |
| North Vancouver DM | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Pitt Meadows | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Port Coquitlam | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Port Moody | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Richmond | 22 | 0 | 0 | 0 | 5 | 8 | 0 | 0 |
| Surrey - South | 23 | 55 | 0 | 0 | 189 | 0 | 2 | 0 |
| Surrey - Cloverdale | 27 | 13 | 0 | 0 | 85 | 64 | 11 | 10 |
| Surrey - North | 8 | 27 | 0 | 0 | 53 | 0 | 5 | 4 |
| Surrey - Guildford | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Surrey - Whalley | 5 | 0 | 0 | 0 | 0 | 180 | 0 | 0 |
| Surrey Total | 63 | 95 | 0 | 0 | 327 | 244 | 18 | 14 |
| University Endowment Lands | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Vancouver - West End | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Vancouver - Downtown | 0 | 0 | 0 | 0 | 202 | 0 | 0 | 0 |
| Vancouver - Kitsilano | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Vancouver - False Creek | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Vancouver - Granville/Oak | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Vancouver - Kerrisdale | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Vancouver - Marpole | 0 | 0 | 0 | 0 | 0 | 2 | 0 | 0 |
| Vancouver - Eastside | 10 | 0 | 0 | 0 | 18 | 6 | 0 | 0 |
| Vancouver - Mt. Pleasant | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Vancouver - Strath/Grand | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Vancouver - Westside | 0 | 0 | 0 | 0 | 2 | 0 | 0 | 0 |
| Vancouver Total | 10 | 0 | 0 | 0 | 222 | 8 | 0 | 0 |
| West Vancouver | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| White Rock | 0 | 5 | 0 | 0 | 6 | 6 | 0 | 0 |
| **Vancouver CMA** | **131** | **190** | **0** | **0** | **646** | **475** | **18** | **16** |

Source: CMHC (Starts and Completions Survey)

**Table 3.3: Completions by Submarket, by Dwelling Type and by Intended Market**
**January - September 2010**

| Submarket | Row | | | | Apt. & Other | | | |
|---|---|---|---|---|---|---|---|---|
| | Freehold and Condominium | | Rental | | Freehold and Condominium | | Rental | |
| | YTD 2010 | YTD 2009 | YTD 2010 | YTD 2009 | YTD 2010 | YTD 2009 | YTD 2010 | YTD 2009 |
| Anmore | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Belcarra | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Bowen Island | 0 | 0 | 0 | 0 | 4 | 2 | 0 | 0 |
| Burnaby - Mountain | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Burnaby - North | 20 | 5 | 0 | 0 | 248 | 162 | 0 | 0 |
| Burnaby - Lougheed Mall | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Burnaby - South & East | 4 | 47 | 0 | 0 | 71 | 273 | 0 | 0 |
| Burnaby - Central Park | 0 | 48 | 0 | 0 | 130 | 0 | 0 | 0 |
| Burnaby - Remainder | 8 | 106 | 5 | 0 | 76 | 440 | 0 | 0 |
| Burnaby Total | 32 | 206 | 5 | 0 | 525 | 875 | 0 | 0 |
| Coquitlam | 145 | 189 | 0 | 0 | 717 | 540 | 0 | 66 |
| Delta - Tsawwassen | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 1 |
| Delta - Ladner | 0 | 0 | 0 | 0 | 0 | 0 | 5 | 9 |
| Delta - North | 53 | 129 | 0 | 0 | 51 | 0 | 1 | 3 |
| Delta | 53 | 129 | 0 | 0 | 51 | 0 | 6 | 13 |
| Langley City | 0 | 0 | 0 | 0 | 62 | 101 | 0 | 0 |
| Langley District | 171 | 49 | 0 | 0 | 266 | 114 | 0 | 0 |
| Lion's Bay | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Maple Ridge | 24 | 10 | 0 | 0 | 0 | 195 | 1 | 0 |
| New Westminster | 0 | 4 | 0 | 0 | 592 | 490 | 0 | 0 |
| North Vancouver City | 20 | 6 | 0 | 0 | 376 | 73 | 25 | 2 |
| North Vancouver DM | 63 | 0 | 0 | 0 | 47 | 135 | 0 | 32 |
| Pitt Meadows | 0 | 0 | 0 | 0 | 0 | 70 | 0 | 0 |
| Port Coquitlam | 55 | 47 | 0 | 0 | 92 | 174 | 0 | 1 |
| Port Moody | 0 | 0 | 0 | 0 | 0 | 355 | 0 | 0 |
| Richmond | 246 | 107 | 0 | 3 | 827 | 683 | 4 | 0 |
| Surrey - South | 308 | 175 | 0 | 0 | 458 | 180 | 14 | 2 |
| Surrey - Cloverdale | 146 | 273 | 0 | 0 | 384 | 259 | 137 | 94 |
| Surrey - North | 203 | 171 | 0 | 0 | 119 | 150 | 38 | 103 |
| Surrey - Guildford | 0 | 0 | 0 | 0 | 64 | 0 | 0 | 0 |
| Surrey - Whalley | 35 | 203 | 0 | 16 | 568 | 589 | 0 | 0 |
| Surrey Total | 692 | 822 | 0 | 16 | 1,593 | 1,178 | 189 | 199 |
| University Endowment Lands | 0 | 55 | 0 | 0 | 91 | 35 | 0 | 77 |
| Vancouver - West End | 0 | 0 | 0 | 0 | 319 | 20 | 0 | 0 |
| Vancouver - Downtown | 4 | 26 | 0 | 6 | 511 | 865 | 0 | 272 |
| Vancouver - Kitsilano | 0 | 0 | 0 | 0 | 251 | 45 | 0 | 0 |
| Vancouver - False Creek | 56 | 10 | 0 | 0 | 877 | 0 | 182 | 0 |
| Vancouver - Granville/Oak | 0 | 6 | 0 | 0 | 21 | 212 | 0 | 0 |
| Vancouver - Kerrisdale | 0 | 9 | 0 | 0 | 35 | 59 | 0 | 0 |
| Vancouver - Marpole | 0 | 10 | 0 | 0 | 2 | 2 | 0 | 0 |
| Vancouver - Eastside | 16 | 10 | 0 | 0 | 90 | 232 | 0 | 8 |
| Vancouver - Mt. Pleasant | 30 | 0 | 0 | 0 | 6 | 254 | 0 | 0 |
| Vancouver - Strath/Grand | 0 | 3 | 0 | 0 | 12 | 43 | 0 | 0 |
| Vancouver - Westside | 48 | 53 | 0 | 0 | 2 | 94 | 0 | 0 |
| Vancouver Total | 154 | 127 | 0 | 6 | 2,126 | 1,826 | 182 | 280 |
| West Vancouver | 0 | 4 | 0 | 0 | 8 | 0 | 0 | 0 |
| White Rock | 0 | 5 | 0 | 0 | 77 | 44 | 0 | 0 |
| **Vancouver CMA** | 1,655 | 1,760 | 5 | 25 | 7,454 | 6,890 | 407 | 670 |

Source: CMHC (Starts and Completions Survey)

**Table 3.4: Completions by Submarket and by Intended Market**
**September 2010**

| Submarket | Freehold | | Condominium | | Rental | | Total* | |
|---|---|---|---|---|---|---|---|---|
| | Sept 2010 | Sept 2009 | Sept 2010 | Sept 2009 | Sept 2010 | Sept 2009 | Sept 2010 | Sept 2009 |
| Anmore | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Belcarra | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Bowen Island | 0 | 4 | 0 | 0 | 0 | 0 | 0 | 4 |
| Burnaby - Mountain | 1 | 0 | 0 | 0 | 0 | 0 | 1 | 0 |
| Burnaby - North | 11 | 4 | 0 | 0 | 0 | 0 | 11 | 4 |
| Burnaby - Lougheed Mall | 0 | 1 | 0 | 0 | 0 | 0 | 0 | 1 |
| Burnaby - South & East | 9 | 0 | 0 | 0 | 0 | 0 | 9 | 0 |
| Burnaby - Central Park | 5 | 2 | 0 | 0 | 0 | 0 | 5 | 2 |
| Burnaby - Remainder | 6 | 7 | 0 | 81 | 0 | 0 | 6 | 88 |
| Burnaby Total | 32 | 14 | 0 | 81 | 0 | 0 | 32 | 95 |
| Coquitlam | 2 | 3 | 0 | 113 | 0 | 0 | 2 | 116 |
| Delta - Tsawwassen | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Delta - Ladner | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Delta - North | 15 | 13 | 0 | 28 | 0 | 0 | 15 | 41 |
| Delta | 15 | 13 | 0 | 28 | 0 | 0 | 15 | 41 |
| Langley City | 0 | 0 | 62 | 0 | 0 | 0 | 62 | 0 |
| Langley District | 50 | 43 | 34 | 9 | 1 | 3 | 85 | 55 |
| Lion's Bay | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Maple Ridge | 32 | 20 | 4 | 0 | 0 | 0 | 36 | 20 |
| New Westminster | 10 | 2 | 1 | 36 | 0 | 0 | 11 | 38 |
| North Vancouver City | 0 | 0 | 0 | 24 | 0 | 2 | 0 | 26 |
| North Vancouver DM | 5 | 8 | 2 | 0 | 0 | 0 | 7 | 8 |
| Pitt Meadows | 0 | 11 | 0 | 0 | 0 | 0 | 0 | 11 |
| Port Coquitlam | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Port Moody | 1 | 0 | 0 | 0 | 0 | 0 | 1 | 0 |
| Richmond | 0 | 13 | 56 | 0 | 0 | 0 | 56 | 13 |
| Surrey - South | 64 | 14 | 240 | 55 | 2 | 0 | 306 | 69 |
| Surrey - Cloverdale | 56 | 36 | 112 | 73 | 11 | 10 | 179 | 119 |
| Surrey - North | 84 | 55 | 61 | 27 | 5 | 4 | 150 | 86 |
| Surrey - Guildford | 2 | 0 | 0 | 0 | 0 | 0 | 2 | 0 |
| Surrey - Whalley | 11 | 8 | 5 | 180 | 0 | 0 | 16 | 188 |
| Surrey Total | 217 | 113 | 418 | 335 | 18 | 14 | 653 | 462 |
| University Endowment Lands | 0 | 0 | 0 | 4 | 0 | 0 | 0 | 4 |
| Vancouver - West End | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Vancouver - Downtown | 0 | 0 | 202 | 0 | 0 | 0 | 202 | 0 |
| Vancouver - Kitsilano | 2 | 0 | 0 | 0 | 0 | 0 | 2 | 0 |
| Vancouver - False Creek | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Vancouver - Granville/Oak | 1 | 0 | 0 | 0 | 0 | 0 | 1 | 0 |
| Vancouver - Kerrisdale | 7 | 0 | 0 | 0 | 0 | 0 | 7 | 0 |
| Vancouver - Marpole | 0 | 4 | 0 | 0 | 0 | 0 | 0 | 4 |
| Vancouver - Eastside | 72 | 24 | 10 | 0 | 5 | 0 | 87 | 24 |
| Vancouver - Mt. Pleasant | 0 | 1 | 0 | 0 | 0 | 0 | 0 | 1 |
| Vancouver - Strath/Grand | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Vancouver - Westside | 20 | 11 | 0 | 0 | 0 | 0 | 20 | 11 |
| Vancouver Total | 102 | 40 | 212 | 0 | 5 | 0 | 319 | 40 |
| West Vancouver | 7 | 7 | 0 | 0 | 0 | 0 | 7 | 7 |
| White Rock | 8 | 9 | 0 | 5 | 0 | 0 | 8 | 14 |
| **Vancouver CMA** | **481** | **300** | **789** | **635** | **24** | **19** | **1,294** | **954** |

Source: CMHC (Starts and Completions Survey)

## Table 4: Absorbed Single-Detached Units by Price Range
### September 2010

| Submarket | Price Ranges | | | | | | | | | | Total | Median Price ($) | Average Price ($) |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | < $400,000 | | $400,000 - $499,999 | | $500,000 - $599,999 | | $600,000 - $749,999 | | $750,000 + | | | | |
| | Units | Share (%) | Units | Share (%) | Units | Share (%) | Units | Share (%) | Units | Share (%) | | | |
| **Anmore** | | | | | | | | | | | | | |
| September 2010 | 0 | n/a | 0 | n/a | 0 | n/a | 0 | n/a | 0 | n/a | 0 | -- | -- |
| September 2009 | 0 | n/a | 0 | n/a | 0 | n/a | 0 | n/a | 0 | n/a | 0 | -- | -- |
| Year-to-date 2010 | 0 | 0.0 | 0 | 0.0 | 0 | 0.0 | 0 | 0.0 | 13 | 100.0 | 13 | 1,500,000 | 1,573,308 |
| Year-to-date 2009 | 0 | 0.0 | 0 | 0.0 | 0 | 0.0 | 0 | 0.0 | 11 | 100.0 | 11 | 1,500,000 | 1,497,718 |
| **Belcarra** | | | | | | | | | | | | | |
| September 2010 | 0 | n/a | 0 | n/a | 0 | n/a | 0 | n/a | 0 | n/a | 0 | -- | -- |
| September 2009 | 0 | n/a | 0 | n/a | 0 | n/a | 0 | n/a | 0 | n/a | 0 | -- | -- |
| Year-to-date 2010 | 0 | 0.0 | 0 | 0.0 | 0 | 0.0 | 0 | 0.0 | 2 | 100.0 | 2 | -- | -- |
| Year-to-date 2009 | 0 | 0.0 | 0 | 0.0 | 0 | 0.0 | 0 | 0.0 | 2 | 100.0 | 2 | -- | -- |
| **Bowen Island** | | | | | | | | | | | | | |
| September 2010 | 0 | n/a | 0 | n/a | 0 | n/a | 0 | n/a | 0 | n/a | 0 | -- | -- |
| September 2009 | 0 | 0.0 | 0 | 0.0 | 1 | 33.3 | 0 | 0.0 | 2 | 66.7 | 3 | -- | -- |
| Year-to-date 2010 | 0 | 0.0 | 0 | 0.0 | 2 | 14.3 | 1 | 7.1 | 11 | 78.6 | 14 | 800,000 | 817,857 |
| Year-to-date 2009 | 0 | 0.0 | 1 | 5.0 | 2 | 10.0 | 6 | 30.0 | 11 | 55.0 | 20 | 800,000 | 797,200 |
| **Burnaby** | | | | | | | | | | | | | |
| September 2010 | 0 | 0.0 | 0 | 0.0 | 0 | 0.0 | 5 | 31.3 | 11 | 68.8 | 16 | 873,500 | 874,096 |
| September 2009 | 0 | 0.0 | 0 | 0.0 | 0 | 0.0 | 6 | 30.0 | 14 | 70.0 | 20 | 868,000 | 889,235 |
| Year-to-date 2010 | 0 | 0.0 | 0 | 0.0 | 0 | 0.0 | 13 | 11.0 | 105 | 89.0 | 118 | 899,500 | 961,069 |
| Year-to-date 2009 | 0 | 0.0 | 0 | 0.0 | 1 | 0.7 | 40 | 28.4 | 100 | 70.9 | 141 | 798,900 | 873,069 |
| **Coquitlam** | | | | | | | | | | | | | |
| September 2010 | 0 | n/a | 0 | n/a | 0 | n/a | 0 | n/a | 0 | n/a | 0 | -- | -- |
| September 2009 | 0 | 0.0 | 0 | 0.0 | 0 | 0.0 | 3 | 100.0 | 0 | 0.0 | 3 | -- | -- |
| Year-to-date 2010 | 0 | 0.0 | 0 | 0.0 | 15 | 8.7 | 88 | 50.9 | 70 | 40.5 | 173 | 679,900 | 765,011 |
| Year-to-date 2009 | 0 | 0.0 | 0 | 0.0 | 0 | 0.0 | 39 | 54.9 | 32 | 45.1 | 71 | 735,000 | 809,988 |
| **Delta** | | | | | | | | | | | | | |
| September 2010 | 0 | 0.0 | 0 | 0.0 | 3 | 27.3 | 5 | 45.5 | 3 | 27.3 | 11 | 700,000 | 684,800 |
| September 2009 | 0 | 0.0 | 0 | 0.0 | 2 | 12.5 | 13 | 81.3 | 1 | 6.3 | 16 | 606,823 | 627,474 |
| Year-to-date 2010 | 0 | 0.0 | 1 | 0.9 | 12 | 10.8 | 39 | 35.1 | 59 | 53.2 | 111 | 750,000 | 794,260 |
| Year-to-date 2009 | 0 | 0.0 | 0 | 0.0 | 26 | 18.4 | 76 | 53.9 | 39 | 27.7 | 141 | 650,895 | 706,159 |
| **Langley City** | | | | | | | | | | | | | |
| September 2010 | 0 | n/a | 0 | n/a | 0 | n/a | 0 | n/a | 0 | n/a | 0 | -- | -- |
| September 2009 | 0 | n/a | 0 | n/a | 0 | n/a | 0 | n/a | 0 | n/a | 0 | -- | -- |
| Year-to-date 2010 | 0 | 0.0 | 0 | 0.0 | 1 | 100.0 | 0 | 0.0 | 0 | 0.0 | 1 | -- | -- |
| Year-to-date 2009 | 0 | 0.0 | 0 | 0.0 | 1 | 33.3 | 2 | 66.7 | 0 | 0.0 | 3 | -- | -- |
| **Langley District** | | | | | | | | | | | | | |
| September 2010 | 0 | 0.0 | 1 | 5.3 | 2 | 10.5 | 4 | 21.1 | 12 | 63.2 | 19 | 890,000 | 882,474 |
| September 2009 | 0 | 0.0 | 1 | 2.3 | 22 | 51.2 | 13 | 30.2 | 7 | 16.3 | 43 | 599,900 | 643,472 |
| Year-to-date 2010 | 0 | 0.0 | 1 | 0.7 | 47 | 32.0 | 53 | 36.1 | 46 | 31.3 | 147 | 649,000 | 781,626 |
| Year-to-date 2009 | 9 | 2.3 | 39 | 10.1 | 166 | 42.8 | 124 | 32.0 | 50 | 12.9 | 388 | 599,000 | 654,782 |

Source: CMHC (Market Absorption Survey)

## Table 4: Absorbed Single-Detached Units by Price Range
### September 2010

| Submarket | Price Ranges | | | | | | | | | | Total | Median Price ($) | Average Price ($) |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | < $400,000 | | $400,000 - $499,999 | | $500,000 - $599,999 | | $600,000 - $749,999 | | $750,000 + | | | | |
| | Units | Share (%) | Units | Share (%) | Units | Share (%) | Units | Share (%) | Units | Share (%) | | | |
| **Lion's Bay** | | | | | | | | | | | | | |
| September 2010 | 0 | n/a | 0 | n/a | 0 | n/a | 0 | n/a | 0 | n/a | 0 | -- | -- |
| September 2009 | 0 | n/a | 0 | n/a | 0 | n/a | 0 | n/a | 0 | n/a | 0 | -- | -- |
| Year-to-date 2010 | 0 | 0.0 | 0 | 0.0 | 0 | 0.0 | 0 | 0.0 | 1 | 100.0 | 1 | -- | -- |
| Year-to-date 2009 | 0 | 0.0 | 0 | 0.0 | 0 | 0.0 | 0 | 0.0 | 4 | 100.0 | 4 | -- | -- |
| **Maple Ridge** | | | | | | | | | | | | | |
| September 2010 | 0 | 0.0 | 2 | 9.5 | 9 | 42.9 | 7 | 33.3 | 3 | 14.3 | 21 | 589,000 | 619,852 |
| September 2009 | 1 | 4.2 | 10 | 41.7 | 3 | 12.5 | 10 | 41.7 | 0 | 0.0 | 24 | 534,950 | 556,525 |
| Year-to-date 2010 | 0 | 0.0 | 59 | 26.0 | 112 | 49.3 | 47 | 20.7 | 9 | 4.0 | 227 | 560,000 | 567,663 |
| Year-to-date 2009 | 4 | 1.8 | 64 | 28.4 | 90 | 40.0 | 65 | 28.9 | 2 | 0.9 | 225 | 560,900 | 564,505 |
| **New Westminster** | | | | | | | | | | | | | |
| September 2010 | 0 | 0.0 | 4 | 50.0 | 0 | 0.0 | 4 | 50.0 | 0 | 0.0 | 8 | -- | -- |
| September 2009 | 0 | 0.0 | 0 | 0.0 | 3 | 100.0 | 0 | 0.0 | 0 | 0.0 | 3 | -- | -- |
| Year-to-date 2010 | 0 | 0.0 | 4 | 8.7 | 14 | 30.4 | 23 | 50.0 | 5 | 10.9 | 46 | 628,000 | 647,804 |
| Year-to-date 2009 | 0 | 0.0 | 0 | 0.0 | 7 | 26.9 | 15 | 57.7 | 4 | 15.4 | 26 | 648,500 | 676,858 |
| **North Vancouver City** | | | | | | | | | | | | | |
| September 2010 | 0 | 0.0 | 0 | 0.0 | 0 | 0.0 | 0 | 0.0 | 1 | 100.0 | 1 | -- | -- |
| September 2009 | 0 | n/a | 0 | n/a | 0 | n/a | 0 | n/a | 0 | n/a | 0 | -- | -- |
| Year-to-date 2010 | 0 | 0.0 | 0 | 0.0 | 0 | 0.0 | 0 | 0.0 | 8 | 100.0 | 8 | -- | -- |
| Year-to-date 2009 | 0 | 0.0 | 0 | 0.0 | 0 | 0.0 | 0 | 0.0 | 15 | 100.0 | 15 | 1,260,000 | 1,230,180 |
| **North Vancouver DM** | | | | | | | | | | | | | |
| September 2010 | 0 | 0.0 | 0 | 0.0 | 0 | 0.0 | 0 | 0.0 | 4 | 100.0 | 4 | -- | -- |
| September 2009 | 0 | 0.0 | 0 | 0.0 | 0 | 0.0 | 0 | 0.0 | 6 | 100.0 | 6 | -- | -- |
| Year-to-date 2010 | 1 | 2.5 | 0 | 0.0 | 0 | 0.0 | 1 | 2.5 | 38 | 95.0 | 40 | 1,479,500 | 1,519,635 |
| Year-to-date 2009 | 0 | 0.0 | 0 | 0.0 | 0 | 0.0 | 0 | 0.0 | 63 | 100.0 | 63 | 1,560,000 | 1,544,418 |
| **Pitt Meadows** | | | | | | | | | | | | | |
| September 2010 | 0 | n/a | 0 | n/a | 0 | n/a | 0 | n/a | 0 | n/a | 0 | -- | -- |
| September 2009 | 0 | 0.0 | 2 | 16.7 | 10 | 83.3 | 0 | 0.0 | 0 | 0.0 | 12 | 517,950 | 521,442 |
| Year-to-date 2010 | 0 | 0.0 | 1 | 11.1 | 2 | 22.2 | 6 | 66.7 | 0 | 0.0 | 9 | -- | -- |
| Year-to-date 2009 | 0 | 0.0 | 6 | 18.2 | 24 | 72.7 | 2 | 6.1 | 1 | 3.0 | 33 | 530,900 | 540,455 |
| **Port Coquitlam** | | | | | | | | | | | | | |
| September 2010 | 0 | n/a | 0 | n/a | 0 | n/a | 0 | n/a | 0 | n/a | 0 | -- | -- |
| September 2009 | 0 | n/a | 0 | n/a | 0 | n/a | 0 | n/a | 0 | n/a | 0 | -- | -- |
| Year-to-date 2010 | 0 | 0.0 | 0 | 0.0 | 0 | 0.0 | 3 | 75.0 | 1 | 25.0 | 4 | -- | -- |
| Year-to-date 2009 | 0 | 0.0 | 0 | 0.0 | 2 | 11.8 | 11 | 64.7 | 4 | 23.5 | 17 | 640,000 | 688,559 |
| **Port Moody** | | | | | | | | | | | | | |
| September 2010 | 0 | 0.0 | 0 | 0.0 | 0 | 0.0 | 0 | 0.0 | 1 | 100.0 | 1 | -- | -- |
| September 2009 | 0 | 0.0 | 0 | 0.0 | 0 | 0.0 | 1 | 33.3 | 2 | 66.7 | 3 | -- | -- |
| Year-to-date 2010 | 0 | 0.0 | 0 | 0.0 | 0 | 0.0 | 0 | 0.0 | 6 | 100.0 | 6 | -- | -- |
| Year-to-date 2009 | 0 | 0.0 | 4 | 16.7 | 0 | 0.0 | 1 | 4.2 | 19 | 79.2 | 24 | 850,000 | 915,875 |
| **Richmond** | | | | | | | | | | | | | |
| September 2010 | 0 | 0.0 | 0 | 0.0 | 0 | 0.0 | 5 | 100.0 | 0 | 0.0 | 5 | -- | -- |
| September 2009 | 0 | 0.0 | 0 | 0.0 | 0 | 0.0 | 1 | 9.1 | 10 | 90.9 | 11 | 1,388,000 | 1,311,909 |
| Year-to-date 2010 | 0 | 0.0 | 0 | 0.0 | 1 | 0.9 | 13 | 11.4 | 100 | 87.7 | 114 | 1,000,000 | 1,183,842 |
| Year-to-date 2009 | 0 | 0.0 | 0 | 0.0 | 2 | 1.4 | 23 | 15.6 | 122 | 83.0 | 147 | 1,000,000 | 1,099,183 |

Source: CMHC (Market Absorption Survey)

**Table 4: Absorbed Single-Detached Units by Price Range**
**September 2010**

| Submarket | Price Ranges | | | | | | | | | | Total | Median Price ($) | Average Price ($) |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | < $400,000 | | $400,000 - $499,999 | | $500,000 - $599,999 | | $600,000 - $749,999 | | $750,000 + | | | | |
| | Units | Share (%) | Units | Share (%) | Units | Share (%) | Units | Share (%) | Units | Share (%) | | | |
| **Surrey** | | | | | | | | | | | | | |
| September 2010 | 0 | 0.0 | 7 | 4.1 | 51 | 29.7 | 73 | 42.4 | 41 | 23.8 | 172 | 659,773 | 697,735 |
| September 2009 | 0 | 0.0 | 15 | 10.6 | 61 | 43.0 | 30 | 21.1 | 36 | 25.4 | 142 | 594,450 | 672,831 |
| Year-to-date 2010 | 1 | 0.1 | 66 | 4.8 | 588 | 42.6 | 432 | 31.3 | 294 | 21.3 | 1,381 | 607,000 | 674,022 |
| Year-to-date 2009 | 5 | 0.5 | 74 | 6.9 | 404 | 37.7 | 297 | 27.7 | 292 | 27.2 | 1,072 | 625,000 | 708,062 |
| **University Endowment Lands** | | | | | | | | | | | | | |
| September 2010 | 0 | n/a | 0 | n/a | 0 | n/a | 0 | n/a | 0 | n/a | 0 | -- | -- |
| September 2009 | 0 | n/a | 0 | n/a | 0 | n/a | 0 | n/a | 0 | n/a | 0 | -- | -- |
| Year-to-date 2010 | 0 | 0.0 | 0 | 0.0 | 0 | 0.0 | 0 | 0.0 | 8 | 100.0 | 8 | -- | -- |
| Year-to-date 2009 | 0 | 0.0 | 0 | 0.0 | 0 | 0.0 | 0 | 0.0 | 1 | 100.0 | 1 | -- | -- |
| **Vancouver City** | | | | | | | | | | | | | |
| September 2010 | 0 | 0.0 | 1 | 2.1 | 4 | 8.3 | 4 | 8.3 | 39 | 81.3 | 48 | 1,000,000 | 1,646,838 |
| September 2009 | 0 | 0.0 | 0 | 0.0 | 0 | 0.0 | 4 | 13.3 | 26 | 86.7 | 30 | 869,000 | 1,397,551 |
| Year-to-date 2010 | 0 | 0.0 | 1 | 0.4 | 4 | 1.6 | 9 | 3.5 | 241 | 94.5 | 255 | 1,000,000 | 1,656,955 |
| Year-to-date 2009 | 2 | 0.5 | 0 | 0.0 | 3 | 0.7 | 24 | 5.7 | 390 | 93.1 | 419 | 1,380,000 | 1,584,339 |
| **West Vancouver** | | | | | | | | | | | | | |
| September 2010 | 0 | 0.0 | 0 | 0.0 | 0 | 0.0 | 0 | 0.0 | 6 | 100.0 | 6 | -- | -- |
| September 2009 | 0 | 0.0 | 0 | 0.0 | 0 | 0.0 | 0 | 0.0 | 6 | 100.0 | 6 | -- | -- |
| Year-to-date 2010 | 0 | 0.0 | 0 | 0.0 | 0 | 0.0 | 0 | 0.0 | 48 | 100.0 | 48 | 3,220,000 | 3,692,135 |
| Year-to-date 2009 | 0 | 0.0 | 0 | 0.0 | 0 | 0.0 | 0 | 0.0 | 62 | 100.0 | 62 | 2,694,000 | 2,816,530 |
| **White Rock** | | | | | | | | | | | | | |
| September 2010 | 0 | 0.0 | 0 | 0.0 | 0 | 0.0 | 0 | 0.0 | 2 | 100.0 | 2 | -- | -- |
| September 2009 | 0 | 0.0 | 0 | 0.0 | 0 | 0.0 | 0 | 0.0 | 1 | 100.0 | 1 | -- | -- |
| Year-to-date 2010 | 0 | 0.0 | 0 | 0.0 | 0 | 0.0 | 2 | 15.4 | 11 | 84.6 | 13 | 1,150,000 | 1,349,892 |
| Year-to-date 2009 | 0 | 0.0 | 0 | 0.0 | 0 | 0.0 | 1 | 25.0 | 3 | 75.0 | 4 | -- | -- |
| **Vancouver CMA** | | | | | | | | | | | | | |
| September 2010 | 0 | 0.0 | 15 | 4.8 | 69 | 22.0 | 107 | 34.1 | 123 | 39.2 | 314 | 700,000 | 967,555 |
| September 2009 | 1 | 0.3 | 28 | 8.7 | 102 | 31.6 | 81 | 25.1 | 111 | 34.4 | 323 | 630,000 | 812,848 |
| Year-to-date 2010 | 2 | 0.1 | 133 | 4.9 | 798 | 29.1 | 730 | 26.7 | 1,076 | 39.3 | 2,739 | 680,000 | 890,557 |
| Year-to-date 2009 | 20 | 0.7 | 188 | 6.5 | 728 | 25.2 | 726 | 25.1 | 1,227 | 42.5 | 2,889 | 699,000 | 920,354 |

Source: CMHC (Market Absorption Survey)

**Table 4.1: Average Price ($) of Absorbed Single-detached Units**
**September 2010**

| Submarket | Sept 2010 | Sept 2009 | % Change | YTD 2010 | YTD 2009 | % Change |
|---|---|---|---|---|---|---|
| Anmore | -- | -- | n/a | 1,573,308 | 1,497,718 | 5.0 |
| Belcarra | -- | -- | n/a | -- | -- | n/a |
| Bowen Island | -- | -- | n/a | 817,857 | 797,200 | 2.6 |
| Burnaby Total | 874,096 | 889,235 | -1.7 | 961,069 | 873,069 | 10.1 |
| Coquitlam | -- | -- | n/a | 765,011 | 809,988 | -5.6 |
| Delta | 684,800 | 627,474 | 9.1 | 794,260 | 706,159 | 12.5 |
| Langley City | -- | -- | n/a | -- | -- | n/a |
| Langley District | 882,474 | 643,472 | 37.1 | 781,626 | 654,782 | 19.4 |
| Lion's Bay | -- | -- | n/a | -- | -- | n/a |
| Maple Ridge | 619,852 | 556,525 | 11.4 | 567,663 | 564,505 | 0.6 |
| New Westminster | -- | -- | n/a | 647,804 | 676,858 | -4.3 |
| North Vancouver City | -- | -- | n/a | -- | 1,230,180 | n/a |
| North Vancouver DM | -- | -- | n/a | 1,519,635 | 1,544,418 | -1.6 |
| Pitt Meadows | -- | 521,442 | n/a | -- | 540,455 | n/a |
| Port Coquitlam | -- | -- | n/a | -- | 688,559 | n/a |
| Port Moody | -- | -- | n/a | -- | 915,875 | n/a |
| Richmond | -- | 1,311,909 | n/a | 1,183,842 | 1,099,183 | 7.7 |
| Surrey Total | 697,735 | 672,831 | 3.7 | 674,022 | 708,062 | -4.8 |
| University Endowment Lands | -- | -- | n/a | -- | -- | n/a |
| Vancouver City | 1,646,838 | 1,397,551 | 17.8 | 1,656,955 | 1,584,339 | 4.6 |
| West Vancouver | -- | -- | n/a | 3,692,135 | 2,816,530 | 31.1 |
| White Rock | -- | -- | n/a | 1,349,892 | -- | n/a |
| **Vancouver CMA** | 967,555 | 812,848 | 19.0 | 890,557 | 920,354 | -3.2 |

Source: CMHC (Market Absorption Survey)

**Table 5: MLS® Residential Activity for Vancouver**
**September 2010**

| | | Single Detached | | | | Attached | | | | Apartment | | | |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | | Number of Sales | Number of Active Listings | Sales-to-Active Listings Ratio | Average Price ($) | Number of Sales | Number of Active Listings | Sales-to-Active Listings Ratio | Average Price ($) | Number of Sales | Number of Active Listings | Sales-to-Active Listings Ratio | Average Price ($) |
| 2009 | January | 292 | 5,834 | 5% | 782,961 | 109 | 2,334 | 5% | 449,389 | 362 | 5,798 | 6% | 365,657 |
| | February | 589 | 6,118 | 10% | 792,551 | 244 | 2,463 | 10% | 437,233 | 650 | 5,962 | 11% | 353,064 |
| | March | 904 | 6,266 | 14% | 763,248 | 392 | 2,528 | 16% | 442,266 | 978 | 5,785 | 17% | 354,605 |
| | April | 1191 | 6,310 | 19% | 816,801 | 596 | 2,468 | 24% | 463,283 | 1,179 | 5,533 | 21% | 364,074 |
| | May | 1413 | 6,060 | 23% | 831,171 | 664 | 2,361 | 28% | 479,580 | 1,458 | 5,220 | 28% | 394,133 |
| | June | 1677 | 5,983 | 28% | 819,235 | 802 | 2,227 | 36% | 489,741 | 1,791 | 5,042 | 36% | 383,725 |
| | July | 1626 | 5,659 | 29% | 824,437 | 792 | 1,996 | 40% | 486,564 | 1,709 | 4,675 | 37% | 400,823 |
| | August | 1378 | 5,373 | 26% | 890,087 | 612 | 1,917 | 32% | 484,976 | 1,465 | 4,647 | 32% | 392,501 |
| | September | 1432 | 5,625 | 25% | 872,115 | 647 | 1,948 | 33% | 509,601 | 1,490 | 5,023 | 30% | 409,068 |
| | October | 1493 | 5,187 | 29% | 913,938 | 611 | 1,777 | 34% | 523,541 | 1,607 | 5,120 | 31% | 429,777 |
| | November | 1175 | 4,621 | 25% | 903,496 | 523 | 1,651 | 32% | 505,135 | 1,396 | 4,767 | 29% | 426,059 |
| | December | 906 | 3,711 | 24% | 952,927 | 461 | 1,305 | 35% | 510,130 | 1,154 | 3,918 | 29% | 418,096 |
| 2010 | January | 709 | 4,134 | 17% | 950,785 | 327 | 1,462 | 22% | 552,971 | 891 | 4,621 | 19% | 420,566 |
| | February | 984 | 4,694 | 21% | 963,191 | 417 | 1,582 | 26% | 550,873 | 1,074 | 5,070 | 21% | 432,964 |
| | March | 1344 | 5,501 | 24% | 1,002,020 | 549 | 1,919 | 29% | 489,199 | 1,253 | 6,161 | 20% | 432,754 |
| | April | 1372 | 6,587 | 21% | 1,003,884 | 616 | 2,301 | 27% | 551,385 | 1,526 | 7,013 | 22% | 427,847 |
| | May | 1243 | 7,359 | 17% | 955,348 | 528 | 2,602 | 20% | 543,290 | 1,326 | 7,541 | 18% | 444,055 |
| | June | 1141 | 7,529 | 15% | 970,542 | 575 | 2,583 | 22% | 569,037 | 1,258 | 7,452 | 17% | 428,924 |
| | July | 911 | 7,075 | 13% | 941,275 | 368 | 2,443 | 15% | 529,253 | 979 | 6,913 | 14% | 443,100 |
| | August | 898 | 6,572 | 14% | 999,407 | 374 | 2,356 | 16% | 551,035 | 936 | 6,493 | 14% | 430,598 |
| | September | 870 | 6,489 | 13% | 1,016,324 | 384 | 2,381 | 16% | 534,085 | 972 | 6,531 | 15% | 430,712 |
| | October | | | | | | | | | | | | |
| | November | | | | | | | | | | | | |
| | December | | | | | | | | | | | | |
| | Q3 2009 | 4,436 | 5,552 | 27% | 860,222 | 2,051 | 1,954 | 35% | 493,357 | 4,664 | 4,782 | 33% | 400,843 |
| | Q3 2010 | 2,679 | 6,712 | 13% | 985,133 | 1,126 | 2,393 | 16% | 538,136 | 2,887 | 6,646 | 14% | 434,876 |
| | YTD 2009 | 10,502 | 5,914 | 20% | 830,553 | 4,858 | 2,249 | 25% | 479,259 | 11,082 | 5,298 | 24% | 385,250 |
| | YTD 2010 | 9,472 | 6,216 | 17% | 979,728 | 4,138 | 2,181 | 22% | 541,023 | 10,215 | 6,422 | 18% | 432,575 |

MLS® is a registered trademark of the Canadian Real Estate Association (CREA).
Note: Based on boundaries of the REBGV, does not include Langley, North Delta,, Surrey, White Rock

Source: Real Estate Board of Greater Vancouver (REBGV)

**Table 5: MLS® Residential Activity for Vancouver**
**Third Quarter 2010**

| | | Single Detached | | | | Attached | | | | Apartment | | | |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | | Number of Sales | Number of Active Listings | Sales-to-Active Listings Ratio | Average Price ($) | Number of Sales | Number of Active Listings | Sales-to-Active Listings Ratio | Average Price ($) | Number of Sales | Number of Active Listings | Sales-to-Active Listings Ratio | Average Price ($) |
| 2009 | Q1 | 1,785 | 6,073 | 10% | 776,142 | 745 | 2,442 | 10% | 441,660 | 1,990 | 5,848 | 11% | 356,112 |
| | Q2 | 4,281 | 6,118 | 23% | 822,497 | 2,062 | 2,352 | 29% | 478,822 | 4,428 | 5,265 | 28% | 381,920 |
| | Q3 | 4,436 | 5,552 | 27% | 860,222 | 2,051 | 1,954 | 35% | 493,357 | 4,664 | 4,782 | 33% | 400,843 |
| | Q4 | 4,681 | 5,672 | 27% | 841,899 | 2,206 | 2,047 | 36% | 487,278 | 4,965 | 4,788 | 35% | 392,200 |
| 2010 | Q1 | 3,037 | 4,776 | 21% | 977,478 | 1,293 | 1,654 | 26% | 525,217 | 3,218 | 5,284 | 20% | 429,449 |
| | Q2 | 3,756 | 7,158 | 18% | 977,693 | 1,719 | 2,495 | 23% | 554,803 | 4,110 | 7,335 | 19% | 433,406 |
| | Q3 | 2,679 | 6,712 | 13% | 985,133 | 1,126 | 2,393 | 16% | 538,136 | 2,887 | 6,646 | 14% | 434,876 |
| | Q4 | | | | | | | | | | | | |
| | YTD 2009 | 10,502 | 5,914 | 20% | 830,553 | 4,858 | 2,249 | 25% | 479,259 | 11,082 | 5,298 | 24% | 385,250 |
| | YTD 2010 | 9,472 | 6,216 | 17% | 979,728 | 4,138 | 2,181 | 22% | 541,023 | 10,215 | 6,422 | 18% | 432,575 |

MLS® is a registered trademark of the Canadian Real Estate Association (CREA).
Note: Based on boundaries of the REBGV, does not include Langley, North Delta, Surrey, White Rock

Source: Real Estate Board of Greater Vancouver (REBGV)

## Table 6: Economic Indicators
## September 2010

| | | Interest Rates | | | NHPI, Total, Vancouver CMA 1997=100 | CPI, 2002 =100 | Vancouver Labour Market | | | |
|---|---|---|---|---|---|---|---|---|---|---|
| | | P & I Per $100,000 | Mortage Rates (%) | | | | Employment SA (,000) | Unemployment Rate (%) SA | Participation Rate (%) SA | Average Weekly Earnings ($) |
| | | | 1 Yr. Term | 5 Yr. Term | | | | | | |
| 2009 | January | 627 | 5.00 | 5.79 | 119.7 | 112.0 | 1,230 | 5.2 | 66.1 | 818 |
| | February | 627 | 5.00 | 5.79 | 116.2 | 112.5 | 1,225 | 5.8 | 66.1 | 821 |
| | March | 613 | 4.50 | 5.55 | 114.9 | 112.6 | 1,222 | 6.2 | 66.2 | 816 |
| | April | 596 | 3.90 | 5.25 | 113.5 | 112.6 | 1,228 | 6.6 | 66.6 | 815 |
| | May | 596 | 3.90 | 5.25 | 114.0 | 113.3 | 1,232 | 6.9 | 66.9 | 809 |
| | June | 631 | 3.75 | 5.85 | 113.0 | 113.3 | 1,239 | 7.1 | 67.3 | 809 |
| | July | 631 | 3.75 | 5.85 | 114.3 | 112.9 | 1,237 | 7.2 | 67.1 | 804 |
| | August | 631 | 3.75 | 5.85 | 114.5 | 113.6 | 1,235 | 7.4 | 67.1 | 812 |
| | September | 610 | 3.70 | 5.49 | 116.1 | 113.5 | 1,238 | 7.2 | 66.9 | 818 |
| | October | 630 | 3.80 | 5.84 | 116.9 | 112.7 | 1,238 | 7.4 | 67.0 | 827 |
| | November | 616 | 3.60 | 5.59 | 117.2 | 113.1 | 1,240 | 7.4 | 66.9 | 823 |
| | December | 610 | 3.60 | 5.49 | 118.0 | 112.7 | 1,238 | 7.7 | 66.9 | 824 |
| 2010 | January | 610 | 3.60 | 5.49 | 118.5 | 113.1 | 1,241 | 7.8 | 67.0 | 823 |
| | February | 604 | 3.60 | 5.39 | 119.2 | 113.9 | 1,241 | 7.7 | 66.8 | 826 |
| | March | 631 | 3.60 | 5.85 | 119.8 | 113.6 | 1,238 | 7.8 | 66.5 | 826 |
| | April | 655 | 3.80 | 6.25 | 120.3 | 114.2 | 1,238 | 7.5 | 66.2 | 828 |
| | May | 639 | 3.70 | 5.99 | 120.6 | 114.6 | 1,239 | 7.5 | 66.2 | 838 |
| | June | 633 | 3.60 | 5.89 | 120.4 | 114.5 | 1,245 | 7.5 | 66.3 | 842 |
| | July | 627 | 3.50 | 5.79 | 119.4 | 115.7 | 1,251 | 7.5 | 66.5 | 846 |
| | August | 604 | 3.30 | 5.39 | 119.5 | 115.7 | 1,260 | 7.4 | 66.7 | 848 |
| | September | 604 | 3.30 | 5.39 | | 115.6 | 1,268 | 7.3 | 66.9 | 850 |
| | October | | | | | | | | | |
| | November | | | | | | | | | |
| | December | | | | | | | | | |

"P & I" means Principal and Interest (assumes $100,000 mortgage amortized over 25 years using current 5 year interest rate)
"NHPI" means New Housing Price Index
"CPI" means Consumer Price Index
"SA" means Seasonally Adjusted

Source: CMHC, adapted from Statistics Canada (CANSIM), Statistics Canada (CANSIM)

# HOUSING NOW REPORT TABLES

**Available in ALL reports:**

| | |
|---|---|
| 1 | Housing Activity Summary of CMA |
| 2 | Starts by Submarket and by Dwelling Type – Current Month or Quarter |
| 2.1 | Starts by Submarket and by Dwelling Type – Year-to-Date |
| 3 | Completions by Submarket and by Dwelling Type – Current Month or Quarter |
| 3.1 | Completions by Submarket and by Dwelling Type – Year-to-Date |
| 4 | Absorbed Single-Detached Units by Price Range |
| 5 | MLS® Residential Activity |
| 6 | Economic Indicators |

**Available in SELECTED Reports:**

| | |
|---|---|
| 1.1 | Housing Activity Summary by Submarket |
| 1.2 | History of Housing Activity (once a year) |
| 2.2 | Starts by Submarket, by Dwelling Type and by Intended Market – Current Month or Quarter |
| 2.3 | Starts by Submarket, by Dwelling Type and by Intended Market – Year-to-Date |
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| 3.4 | Completions by Submarket and by Intended Market – Current Month or Quarter |
| 3.5 | Completions by Submarket and by Intended Market – Year-to-Date |
| 4.1 | Average Price ($) of Absorbed Single-Detached Units |

## SYMBOLS

| | |
|---|---|
| n/a | Not applicable |
| * | Totals may not add up due to co-operatives and unknown market types |
| ** | Percent change > 200% |
| - | Nil |
| -- | Amount too small to be expressed |
| SA | Monthly figures are adjusted to remove normal seasonal variation |

## Table 1: Housing Activity Summary of Abbotsford CMA
### September 2010

| | Ownership | | | | | | Rental | | Total* |
|---|---|---|---|---|---|---|---|---|---|
| | Freehold | | | Condominium | | | | | |
| | Single | Semi | Row, Apt. & Other | Single | Row and Semi | Apt. & Other | Single, Semi, and Row | Apt. & Other | |
| **STARTS** | | | | | | | | | |
| September 2010 | 26 | 0 | 16 | 1 | 0 | 0 | 0 | 0 | 43 |
| September 2009 | 18 | 0 | 22 | 0 | 0 | 0 | 0 | 0 | 40 |
| % Change | 44.4 | n/a | -27.3 | n/a | n/a | n/a | n/a | n/a | 7.5 |
| Year-to-date 2010 | 272 | 0 | 64 | 3 | 10 | 0 | 2 | 0 | 351 |
| Year-to-date 2009 | 117 | 0 | 52 | 2 | 19 | 56 | 0 | 0 | 246 |
| % Change | 132.5 | n/a | 23.1 | 50.0 | -47.4 | -100.0 | n/a | n/a | 42.7 |
| **UNDER CONSTRUCTION** | | | | | | | | | |
| September 2010 | 223 | 0 | 70 | 3 | 31 | 0 | 2 | 0 | 329 |
| September 2009 | 176 | 0 | 52 | 21 | 43 | 391 | 0 | 0 | 683 |
| % Change | 26.7 | n/a | 34.6 | -85.7 | -27.9 | -100.0 | n/a | n/a | -51.8 |
| **COMPLETIONS** | | | | | | | | | |
| September 2010 | 13 | 0 | 6 | 0 | 0 | 56 | 1 | 0 | 76 |
| September 2009 | 12 | 0 | 2 | 0 | 0 | 79 | 0 | 0 | 93 |
| % Change | 8.3 | n/a | 200.0 | n/a | n/a | -29.1 | n/a | n/a | -18.3 |
| Year-to-date 2010 | 215 | 0 | 60 | 17 | 23 | 293 | 1 | 0 | 609 |
| Year-to-date 2009 | 170 | 0 | 76 | 5 | 73 | 359 | 0 | 0 | 683 |
| % Change | 26.5 | n/a | -21.1 | ** | -68.5 | -18.4 | n/a | n/a | -10.8 |
| **COMPLETED & NOT ABSORBED** | | | | | | | | | |
| September 2010 | 60 | 0 | 8 | 1 | 18 | 78 | 0 | 0 | 165 |
| September 2009 | 118 | 0 | 5 | 3 | 42 | 88 | 0 | 0 | 256 |
| % Change | -49.2 | n/a | 60.0 | -66.7 | -57.1 | -11.4 | n/a | n/a | -35.5 |
| **ABSORBED** | | | | | | | | | |
| September 2010 | 13 | 0 | 8 | 0 | 1 | 45 | 1 | 0 | 68 |
| September 2009 | 18 | 0 | 4 | 1 | 9 | 82 | 0 | 0 | 114 |
| % Change | -27.8 | n/a | 100.0 | -100.0 | -88.9 | -45.1 | n/a | n/a | -40.4 |
| Year-to-date 2010 | 237 | 0 | 55 | 18 | 41 | 289 | 1 | 0 | 641 |
| Year-to-date 2009 | 217 | 0 | 109 | 14 | 82 | 291 | 0 | 0 | 713 |
| % Change | 9.2 | n/a | -49.5 | 28.6 | -50.0 | -0.7 | n/a | n/a | -10.1 |

Source: CMHC (Starts and Completions Survey, Market Absorption Survey)

## Table 1.1: Housing Activity Summary by Submarket
## September 2010

| | Ownership | | | | | | Rental | | Total* |
|---|---|---|---|---|---|---|---|---|---|
| | Freehold | | | Condominium | | | | | |
| | Single | Semi | Row, Apt. & Other | Single | Row and Semi | Apt. & Other | Single, Semi, and Row | Apt. & Other | |
| **STARTS** | | | | | | | | | |
| **Abbotsford City** | | | | | | | | | |
| September 2010 | 19 | 0 | 16 | 1 | 0 | 0 | 0 | 0 | 36 |
| September 2009 | 11 | 0 | 22 | 0 | 0 | 0 | 0 | 0 | 33 |
| **Fraser Valley H RDA** | | | | | | | | | |
| September 2010 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| September 2009 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| **Mission DM** | | | | | | | | | |
| September 2010 | 7 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 7 |
| September 2009 | 7 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 7 |
| **Abbotsford CMA** | | | | | | | | | |
| September 2010 | 26 | 0 | 16 | 1 | 0 | 0 | 0 | 0 | 43 |
| September 2009 | 18 | 0 | 22 | 0 | 0 | 0 | 0 | 0 | 40 |
| **UNDER CONSTRUCTION** | | | | | | | | | |
| **Abbotsford City** | | | | | | | | | |
| September 2010 | 169 | 0 | 70 | 3 | 31 | 0 | 2 | 0 | 275 |
| September 2009 | 111 | 0 | 52 | 21 | 43 | 391 | 0 | 0 | 618 |
| **Fraser Valley H RDA** | | | | | | | | | |
| September 2010 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| September 2009 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| **Mission DM** | | | | | | | | | |
| September 2010 | 54 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 54 |
| September 2009 | 65 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 65 |
| **Abbotsford CMA** | | | | | | | | | |
| September 2010 | 223 | 0 | 70 | 3 | 31 | 0 | 2 | 0 | 329 |
| September 2009 | 176 | 0 | 52 | 21 | 43 | 391 | 0 | 0 | 683 |
| **COMPLETIONS** | | | | | | | | | |
| **Abbotsford City** | | | | | | | | | |
| September 2010 | 13 | 0 | 6 | 0 | 0 | 56 | 1 | 0 | 76 |
| September 2009 | 8 | 0 | 2 | 0 | 0 | 79 | 0 | 0 | 89 |
| **Fraser Valley H RDA** | | | | | | | | | |
| September 2010 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| September 2009 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| **Mission DM** | | | | | | | | | |
| September 2010 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| September 2009 | 4 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 4 |
| **Abbotsford CMA** | | | | | | | | | |
| September 2010 | 13 | 0 | 6 | 0 | 0 | 56 | 1 | 0 | 76 |
| September 2009 | 12 | 0 | 2 | 0 | 0 | 79 | 0 | 0 | 93 |

Source: CMHC (Starts and Completions Survey, Market Absorption Survey)

**Table 1.1: Housing Activity Summary by Submarket**
**September 2010**

| | Ownership | | | | | | Rental | | Total* |
|---|---|---|---|---|---|---|---|---|---|
| | Freehold | | | Condominium | | | | | |
| | Single | Semi | Row, Apt. & Other | Single | Row and Semi | Apt. & Other | Single, Semi, and Row | Apt. & Other | |
| **COMPLETED & NOT ABSORBED** | | | | | | | | | |
| **Abbotsford City** | | | | | | | | | |
| September 2010 | 40 | 0 | 8 | 1 | 9 | 74 | 0 | 0 | 132 |
| September 2009 | 63 | 0 | 5 | 3 | 19 | 76 | 0 | 0 | 166 |
| **Fraser Valley H RDA** | | | | | | | | | |
| September 2010 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| September 2009 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| **Mission DM** | | | | | | | | | |
| September 2010 | 20 | 0 | 0 | 0 | 9 | 4 | 0 | 0 | 33 |
| September 2009 | 55 | 0 | 0 | 0 | 23 | 12 | 0 | 0 | 90 |
| **Abbotsford CMA** | | | | | | | | | |
| September 2010 | 60 | 0 | 8 | 1 | 18 | 78 | 0 | 0 | 165 |
| September 2009 | 118 | 0 | 5 | 3 | 42 | 88 | 0 | 0 | 256 |
| **ABSORBED** | | | | | | | | | |
| **Abbotsford City** | | | | | | | | | |
| September 2010 | 13 | 0 | 8 | 0 | 0 | 45 | 1 | 0 | 67 |
| September 2009 | 10 | 0 | 4 | 1 | 3 | 82 | 0 | 0 | 100 |
| **Fraser Valley H RDA** | | | | | | | | | |
| September 2010 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| September 2009 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| **Mission DM** | | | | | | | | | |
| September 2010 | 0 | 0 | 0 | 0 | 1 | 0 | 0 | 0 | 1 |
| September 2009 | 8 | 0 | 0 | 0 | 6 | 0 | 0 | 0 | 14 |
| **Abbotsford CMA** | | | | | | | | | |
| September 2010 | 13 | 0 | 8 | 0 | 1 | 45 | 1 | 0 | 68 |
| September 2009 | 18 | 0 | 4 | 1 | 9 | 82 | 0 | 0 | 114 |

Source: CMHC (Starts and Completions Survey, Market Absorption Survey)

**Table 1.2A: History of Housing Starts of Abbotsford CMA**
**2000 - 2009**

| | Ownership | | | | | | Rental | | Total* |
|---|---|---|---|---|---|---|---|---|---|
| | Freehold | | | Condominium | | | | | |
| | Single | Semi | Row, Apt. & Other | Single | Row and Semi | Apt. & Other | Single, Semi, and Row | Apt. & Other | |
| 2009 | 206 | 0 | 76 | 3 | 23 | 56 | 1 | 0 | 365 |
| % Change | -37.8 | -100.0 | -9.5 | -88.9 | -84.4 | -91.9 | n/a | n/a | -71.6 |
| 2008 | 331 | 2 | 84 | 27 | 147 | 694 | 0 | 0 | 1,285 |
| % Change | -33.0 | n/a | -64.1 | -18.2 | 32.4 | ** | n/a | n/a | 18.1 |
| 2007 | 494 | 0 | 234 | 33 | 111 | 216 | 0 | 0 | 1,088 |
| % Change | 26.3 | -100.0 | 77.3 | -8.3 | 16.8 | -60.7 | n/a | n/a | -9.9 |
| 2006 | 391 | 4 | 132 | 36 | 95 | 549 | 0 | 0 | 1,207 |
| % Change | -12.1 | 100.0 | -42.1 | 176.9 | 61.0 | 200.0 | n/a | -100.0 | 19.3 |
| 2005 | 445 | 2 | 228 | 13 | 59 | 183 | 0 | 82 | 1,012 |
| % Change | -25.0 | 0.0 | 4.6 | -7.1 | -13.2 | ** | n/a | -37.9 | -6.6 |
| 2004 | 593 | 2 | 218 | 14 | 68 | 56 | 0 | 132 | 1,083 |
| % Change | -6.0 | -80.0 | -20.7 | ** | -11.7 | n/a | n/a | 120.0 | 2.6 |
| 2003 | 631 | 10 | 275 | 3 | 77 | 0 | 0 | 60 | 1,056 |
| % Change | 14.3 | ** | 78.6 | -50.0 | 18.5 | -100.0 | n/a | -73.8 | 1.7 |
| 2002 | 552 | 2 | 154 | 6 | 65 | 28 | 0 | 229 | 1,038 |
| % Change | 34.6 | 0.0 | n/a | 200.0 | ** | n/a | n/a | n/a | 148.3 |
| 2001 | 410 | 2 | 0 | 2 | 4 | 0 | 0 | 0 | 418 |
| % Change | 9.9 | 0.0 | n/a | 100.0 | -81.8 | n/a | -100.0 | n/a | 3.2 |
| 2000 | 373 | 2 | 0 | 1 | 22 | 0 | 6 | 0 | 405 |

Source: CMHC (Starts and Completions Survey)

**Table 2: Starts by Submarket and by Dwelling Type**
**September 2010**

| Submarket | Single | | Semi | | Row | | Apt. & Other | | Total | | |
|---|---|---|---|---|---|---|---|---|---|---|---|
| | Sept 2010 | Sept 2009 | Sept 2010 | Sept 2009 | Sept 2010 | Sept 2009 | Sept 2010 | Sept 2009 | Sept 2010 | Sept 2009 | % Change |
| Abbotsford City | 20 | 11 | 0 | 0 | 0 | 0 | 16 | 22 | 36 | 33 | 9.1 |
| Fraser Valley H RDA | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | n/a |
| Mission DM | 7 | 7 | 0 | 0 | 0 | 0 | 0 | 0 | 7 | 7 | 0.0 |
| **Abbotsford CMA** | **27** | **18** | **0** | **0** | **0** | **0** | **16** | **22** | **43** | **40** | **7.5** |

**Table 2.1: Starts by Submarket and by Dwelling Type**
**January - September 2010**

| Submarket | Single | | Semi | | Row | | Apt. & Other | | Total | | |
|---|---|---|---|---|---|---|---|---|---|---|---|
| | YTD 2010 | YTD 2009 | YTD 2010 | YTD 2009 | YTD 2010 | YTD 2009 | YTD 2010 | YTD 2009 | YTD 2010 | YTD 2009 | % Change |
| Abbotsford City | 203 | 69 | 0 | 2 | 10 | 17 | 64 | 108 | 277 | 196 | 41.3 |
| Fraser Valley H RDA | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | n/a |
| Mission DM | 74 | 50 | 0 | 0 | 0 | 0 | 0 | 0 | 74 | 50 | 48.0 |
| **Abbotsford CMA** | **277** | **119** | **0** | **2** | **10** | **17** | **64** | **108** | **351** | **246** | **42.7** |

Source: CMHC (Starts and Completions Survey)

**Table 2.2: Starts by Submarket, by Dwelling Type and by Intended Market**
**September 2010**

| Submarket | Row | | | | Apt. & Other | | | |
|---|---|---|---|---|---|---|---|---|
| | Freehold and Condominium | | Rental | | Freehold and Condominium | | Rental | |
| | Sept 2010 | Sept 2009 | Sept 2010 | Sept 2009 | Sept 2010 | Sept 2009 | Sept 2010 | Sept 2009 |
| Abbotsford City | 0 | 0 | 0 | 0 | 16 | 22 | 0 | 0 |
| Fraser Valley H RDA | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Mission DM | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| **Abbotsford DM** | **0** | **0** | **0** | **0** | **16** | **22** | **0** | **0** |

**Table 2.3: Starts by Submarket, by Dwelling Type and by Intended Market**
**January - September 2010**

| Submarket | Row | | | | Apt. & Other | | | |
|---|---|---|---|---|---|---|---|---|
| | Freehold and Condominium | | Rental | | Freehold and Condominium | | Rental | |
| | YTD 2010 | YTD 2009 | YTD 2010 | YTD 2009 | YTD 2010 | YTD 2009 | YTD 2010 | YTD 2009 |
| Abbotsford City | 10 | 17 | 0 | 0 | 64 | 108 | 0 | 0 |
| Fraser Valley H RDA | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Mission DM | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| **Abbotsford CMA** | **10** | **17** | **0** | **0** | **64** | **108** | **0** | **0** |

**Table 2.4: Starts by Submarket and by Intended Market**
**September 2010**

| Submarket | Freehold | | Condominium | | Rental | | Total* | |
|---|---|---|---|---|---|---|---|---|
| | Sept 2010 | Sept 2009 | Sept 2010 | Sept 2009 | Sept 2010 | Sept 2009 | Sept 2010 | Sept 2009 |
| Abbotsford City | 35 | 33 | 1 | 0 | 0 | 0 | 36 | 33 |
| Fraser Valley H RDA | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Mission DM | 7 | 7 | 0 | 0 | 0 | 0 | 7 | 7 |
| **Abbotsford CMA** | **42** | **40** | **1** | **0** | **0** | **0** | **43** | **40** |

**Table 2.5: Starts by Submarket and by Intended Market**
**January - September 2010**

| Submarket | Freehold | | Condominium | | Rental | | Total* | |
|---|---|---|---|---|---|---|---|---|
| | YTD 2010 | YTD 2009 | YTD 2010 | YTD 2009 | YTD 2010 | YTD 2009 | YTD 2010 | YTD 2009 |
| Abbotsford City | 262 | 119 | 13 | 77 | 2 | 0 | 277 | 196 |
| Fraser Valley H RDA | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Mission DM | 74 | 50 | 0 | 0 | 0 | 0 | 74 | 50 |
| **Abbotsord CMA** | **336** | **169** | **13** | **77** | **2** | **0** | **351** | **246** |

Source: CMHC (Starts and Completions Survey)

**Table 3: Completions by Submarket and by Dwelling Type**
**September 2010**

| Submarket | Single | | Semi | | Row | | Apt. & Other | | Total | | |
|---|---|---|---|---|---|---|---|---|---|---|---|
| | Sept 2010 | Sept 2009 | Sept 2010 | Sept 2009 | Sept 2010 | Sept 2009 | Sept 2010 | Sept 2009 | Sept 2010 | Sept 2009 | % Change |
| Abbotsford City | 14 | 8 | 0 | 0 | 0 | 0 | 62 | 81 | 76 | 89 | -14.6 |
| Fraser Valley H RDA | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | n/a |
| Mission DM | 0 | 4 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 4 | -100.0 |
| **Abbotsford CMA** | 14 | 12 | 0 | 0 | 0 | 0 | 62 | 81 | 76 | 93 | -18.3 |

**Table 3.1: Completions by Submarket and by Dwelling Type**
**January - September 2010**

| Submarket | Single | | Semi | | Row | | Apt. & Other | | Total | | |
|---|---|---|---|---|---|---|---|---|---|---|---|
| | YTD 2010 | YTD 2009 | YTD 2010 | YTD 2009 | YTD 2010 | YTD 2009 | YTD 2010 | YTD 2009 | YTD 2010 | YTD 2009 | % Change |
| Abbotsford City | 149 | 112 | 6 | 34 | 17 | 37 | 353 | 435 | 525 | 618 | -15.0 |
| Fraser Valley H RDA | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 | n/a |
| Mission DM | 84 | 63 | 0 | 2 | 0 | 0 | 0 | 0 | 84 | 65 | 29.2 |
| **Abbotsford CMA** | 233 | 175 | 6 | 36 | 17 | 37 | 353 | 435 | 609 | 683 | -10.8 |

Source: CMHC (Starts and Completions Survey)

**Table 3.2: Completions by Submarket, by Dwelling Type and by Intended Market**
**September 2010**

| Submarket | Row | | | | Apt. & Other | | | |
|---|---|---|---|---|---|---|---|---|
| | Freehold and Condominium | | Rental | | Freehold and Condominium | | Rental | |
| | Sept 2010 | Sept 2009 | Sept 2010 | Sept 2009 | Sept 2010 | Sept 2009 | Sept 2010 | Sept 2009 |
| Abbotsford City | 0 | 0 | 0 | 0 | 62 | 81 | 0 | 0 |
| Fraser Valley H RDA | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Mission DM | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| **Abbotsford DM** | **0** | **0** | **0** | **0** | **62** | **81** | **0** | **0** |

**Table 3.3: Completions by Submarket, by Dwelling Type and by Intended Market**
**January - September 2010**

| Submarket | Row | | | | Apt. & Other | | | |
|---|---|---|---|---|---|---|---|---|
| | Freehold and Condominium | | Rental | | Freehold and Condominium | | Rental | |
| | YTD 2010 | YTD 2009 | YTD 2010 | YTD 2009 | YTD 2010 | YTD 2009 | YTD 2010 | YTD 2009 |
| Abbotsford City | 17 | 37 | 0 | 0 | 353 | 435 | 0 | 0 |
| Fraser Valley H RDA | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Mission DM | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| **Abbotsford CMA** | **17** | **37** | **0** | **0** | **353** | **435** | **0** | **0** |

**Table 3.4: Completions by Submarket and by Intended Market**
**September 2010**

| Submarket | Freehold | | Condominium | | Rental | | Total* | |
|---|---|---|---|---|---|---|---|---|
| | Sept 2010 | Sept 2009 | Sept 2010 | Sept 2009 | Sept 2010 | Sept 2009 | Sept 2010 | Sept 2009 |
| Abbotsford City | 19 | 10 | 56 | 79 | 1 | 0 | 76 | 89 |
| Fraser Valley H RDA | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Mission DM | 0 | 4 | 0 | 0 | 0 | 0 | 0 | 4 |
| **Abbotsford CMA** | **19** | **14** | **56** | **79** | **1** | **0** | **76** | **93** |

**Table 3.5: Completions by Submarket and by Intended Market**
**January - September 2010**

| Submarket | Freehold | | Condominium | | Rental | | Total* | |
|---|---|---|---|---|---|---|---|---|
| | YTD 2010 | YTD 2009 | YTD 2010 | YTD 2009 | YTD 2010 | YTD 2009 | YTD 2010 | YTD 2009 |
| Abbotsford City | 191 | 183 | 333 | 435 | 1 | 0 | 525 | 618 |
| Fraser Valley H RDA | 0 | 0 | 0 | 0 | 0 | 0 | 0 | 0 |
| Mission DM | 84 | 63 | 0 | 2 | 0 | 0 | 84 | 65 |
| **Abbotsord CMA** | **275** | **246** | **333** | **437** | **1** | **0** | **609** | **683** |

Source: CMHC (Starts and Completions Survey)

**Table 4: Absorbed Single-Detached Units by Price Range**
**September 2010**

| Submarket | Price Ranges | | | | | | | | | | Total | Median Price ($) | Average Price ($) |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | < $400,000 | | $400,000 - $499,999 | | $500,000 - $599,999 | | $600,000 - $749,999 | | $750,000 + | | | | |
| | Units | Share (%) | Units | Share (%) | Units | Share (%) | Units | Share (%) | Units | Share (%) | | | |
| **Abbotsford City** | | | | | | | | | | | | | |
| September 2010 | 0 | 0.0 | 2 | 15.4 | 6 | 46.2 | 1 | 7.7 | 4 | 30.8 | 13 | 549,900 | 649,262 |
| September 2009 | 0 | 0.0 | 2 | 18.2 | 1 | 9.1 | 5 | 45.5 | 1 | 9.1 | 11 | 619,900 | 607,945 |
| Year-to-date 2010 | 0 | 0.0 | 22 | 13.3 | 22 | 13.3 | 30 | 18.1 | 22 | 13.3 | 166 | 568,000 | 608,290 |
| Year-to-date 2009 | 6 | 4.1 | 36 | 24.5 | 22 | 15.0 | 22 | 15.0 | 22 | 15.0 | 147 | 545,000 | 590,298 |
| **Fraser Valley H RDA** | | | | | | | | | | | | | |
| September 2010 | 0 | n/a | 0 | n/a | 0 | n/a | 0 | n/a | 0 | n/a | 0 | -- | -- |
| September 2009 | 0 | n/a | 0 | n/a | 0 | n/a | 0 | n/a | 0 | n/a | 0 | -- | -- |
| Year-to-date 2010 | 0 | n/a | 0 | n/a | 0 | n/a | 0 | n/a | 0 | n/a | 0 | -- | -- |
| Year-to-date 2009 | 0 | n/a | 0 | n/a | 0 | n/a | 0 | n/a | 0 | n/a | 0 | -- | -- |
| **Mission DM** | | | | | | | | | | | | | |
| September 2010 | 0 | n/a | 0 | n/a | 0 | n/a | 0 | n/a | 0 | n/a | 0 | -- | -- |
| September 2009 | 1 | 12.5 | 5 | 62.5 | 1 | 12.5 | 0 | 0.0 | 1 | 12.5 | 8 | -- | -- |
| Year-to-date 2010 | 4 | 4.5 | 73 | 83.0 | 0 | 0.0 | 1 | 1.1 | 0 | 0.0 | 88 | 459,900 | 461,531 |
| Year-to-date 2009 | 1 | 1.2 | 65 | 78.3 | 1 | 1.2 | 0 | 0.0 | 1 | 1.2 | 83 | 469,000 | 485,395 |
| **Abbotsford CMA** | | | | | | | | | | | | | |
| September 2010 | 0 | 0.0 | 2 | 15.4 | 4 | 30.8 | 1 | 7.7 | 4 | 30.8 | 13 | 549,900 | 649,262 |
| September 2009 | 1 | 5.3 | 7 | 36.8 | 2 | 10.5 | 5 | 26.3 | 2 | 10.5 | 19 | 529,000 | 586,147 |
| Year-to-date 2010 | 4 | 1.6 | 95 | 37.4 | 22 | 8.7 | 31 | 12.2 | 22 | 8.7 | 254 | 540,000 | 557,444 |
| Year-to-date 2009 | 7 | 3.0 | 101 | 43.9 | 23 | 10.0 | 22 | 9.6 | 23 | 10.0 | 230 | 520,000 | 552,442 |

Source: CMHC (Starts and Completions Survey)

| Table 4.1: Average Price ($) of Absorbed Single-detached Units<br>September 2010 | | | | | | |
|---|---|---|---|---|---|---|
| **Submarket** | **Sept 2010** | **Sept 2009** | **% Change** | **YTD 2010** | **YTD 2009** | **% Change** |
| Abbotsford City | 649,262 | 607,945 | 6.8 | 608,290 | 590,298 | 3.0 |
| Fraser Valley H RDA | -- | -- | n/a | -- | -- | n/a |
| Mission DM | -- | -- | n/a | 461,531 | 485,395 | -4.9 |
| **Abbotsford CMA** | 649,262 | 586,147 | 10.8 | 557,444 | 552,442 | 0.9 |

Source: CMHC (Market Absorption Survey)

| Table 5: MLS® Residential Activity for Fraser Valley<br>September 2010 | | | | | | | | | | |
|---|---|---|---|---|---|---|---|---|---|---|
| | | Number of Sales[1] | Yr/Yr[2] (%) | Sales SA[1] | Number of New Listings[1] | New Listings SA[1] | Sales-to-New Listings SA[2] | Average Price[1] ($) | Yr/Yr[2] (%) | Average Price[1] ($) SA |
| 2009 | January | 361 | -60.2 | 648 | 1,752 | 2,015 | 32.2 | 400,783 | -6.4 | 416,116 |
| | February | 643 | -48.0 | 761 | 2,004 | 2,108 | 36.1 | 392,138 | -10.2 | 399,931 |
| | March | 932 | -24.7 | 870 | 2,626 | 2,023 | 43.0 | 392,692 | -11.5 | 389,590 |
| | April | 1,220 | -27.7 | 1,005 | 2,210 | 1,955 | 51.4 | 409,168 | -6.8 | 407,994 |
| | May | 1,415 | -7.6 | 1,149 | 2,500 | 2,036 | 56.4 | 419,378 | -3.1 | 403,487 |
| | June | 1,877 | 41.3 | 1,356 | 2,497 | 2,049 | 66.2 | 424,728 | -4.9 | 412,992 |
| | July | 1,982 | 63.0 | 1,492 | 2,823 | 2,261 | 66.0 | 425,479 | -1.7 | 420,410 |
| | August | 1,669 | 91.0 | 1,583 | 2,209 | 2,348 | 67.4 | 434,841 | 0.7 | 432,283 |
| | September | 1,488 | 61.0 | 1,557 | 2,321 | 2,089 | 74.5 | 436,754 | 5.5 | 432,694 |
| | October | 1,583 | 120.5 | 1,765 | 2,466 | 2,407 | 73.3 | 445,637 | 7.5 | 456,570 |
| | November | 1,409 | 191.7 | 1,756 | 1,833 | 2,492 | 70.5 | 431,678 | 7.1 | 440,598 |
| | December | 1,081 | 142.9 | 1,719 | 1,192 | 2,651 | 64.8 | 446,546 | 8.8 | 440,129 |
| 2010 | January | 905 | 150.7 | 1,605 | 2,572 | 2,985 | 53.8 | 433,971 | 8.3 | 443,700 |
| | February | 1,119 | 74.0 | 1,333 | 2,573 | 2,652 | 50.3 | 436,157 | 11.2 | 445,588 |
| | March | 1,458 | 56.4 | 1,316 | 3,073 | 2,376 | 55.4 | 455,947 | 16.1 | 460,339 |
| | April | 1,677 | 37.5 | 1,402 | 3,453 | 2,892 | 48.5 | 454,557 | 11.1 | 452,192 |
| | May | 1,403 | -0.8 | 1,161 | 3,137 | 2,644 | 43.9 | 457,651 | 9.1 | 443,954 |
| | June | 1,681 | -10.4 | 1,200 | 2,835 | 2,466 | 48.7 | 469,792 | 10.6 | 460,480 |
| | July | 1,035 | -47.8 | 864 | 2,033 | 1,849 | 46.7 | 459,361 | 8.0 | 459,309 |
| | August | 946 | -43.3 | 889 | 1,901 | 2,020 | 44.0 | 424,303 | -2.4 | 415,397 |
| | September | 967 | -35.0 | 959 | 2,173 | 2,139 | 44.8 | 444,997 | 1.9 | 441,671 |
| | October | | | | | | | | | |
| | November | | | | | | | | | |
| | December | | | | | | | | | |
| | **Q3 2009** | **5,139** | **70.5** | | **7,353** | | | **431,784** | **1.2** | |
| | **Q3 2010** | **2,948** | **-42.6** | | **6,107** | | | **443,399** | **2.7** | |
| | **YTD 2009** | **11,587** | **5.9** | | **20,942** | | | **420,435** | **-3.4** | |
| | **YTD 2010** | **11,191** | **-3.4** | | **23,750** | | | **450,971** | **7.3** | |

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All figures contained in this publication are smoothed data, except for sales and active listings

Raw data: data observed for the current quarter

Smoothed data: average for the last four quarters, to reduce strong variations from one quarter to another and give a clearer trend

* Single-family homes: detached, semi-detached and row homes

** At the end of the quarter

***: observed change greater than 100%

n/a: data not available when fewer than 8 sales are recorded during the quarter

Note: Fraser Valley Real Estate Board includes North Delta, Surrey, Langley, White Rock

Source: CREA

## Table 6: Economic Indicators
## September 2010

| | | Interest Rates | | | NHPI, Total, 1997=100 (B.C.) | CPI, 2002 =100 (B.C.) | Abbotsford Labour Market | | | |
|---|---|---|---|---|---|---|---|---|---|---|
| | | P & I Per $100,000 | Mortage Rates (%) | | | | Employment SA (,000) | Unemployment Rate (%) SA | Participation Rate (%) SA | Average Weekly Earnings ($) |
| | | | 1 Yr. Term | 5 Yr. Term | | | | | | |
| 2009 | January | 627 | 5.00 | 5.79 | 119.2 | 111.4 | 87 | 6.2 | 69.2 | 744 |
| | February | 627 | 5.00 | 5.79 | 115.9 | 111.9 | 87 | 6.6 | 69.0 | 752 |
| | March | 613 | 4.50 | 5.55 | 114.6 | 112.0 | 85 | 7.0 | 67.6 | 763 |
| | April | 596 | 3.90 | 5.25 | 113.3 | 112.1 | 84 | 7.2 | 66.9 | 754 |
| | May | 596 | 3.90 | 5.25 | 113.7 | 112.9 | 83 | 7.7 | 66.5 | 752 |
| | June | 631 | 3.75 | 5.85 | 112.8 | 112.8 | 84 | 8.3 | 67.4 | 747 |
| | July | 631 | 3.75 | 5.85 | 113.5 | 112.4 | 84 | 9.0 | 67.8 | 752 |
| | August | 631 | 3.75 | 5.85 | 113.7 | 112.8 | 85 | 8.8 | 68.5 | 764 |
| | September | 610 | 3.70 | 5.49 | 115.1 | 112.7 | 86 | 8.7 | 69.3 | 768 |
| | October | 630 | 3.80 | 5.84 | 115.8 | 112.1 | 88 | 7.9 | 70.0 | 774 |
| | November | 616 | 3.60 | 5.59 | 116.1 | 112.4 | 89 | 7.8 | 70.5 | 774 |
| | December | 610 | 3.60 | 5.49 | 116.8 | 111.9 | 89 | 7.3 | 70.4 | 786 |
| 2010 | January | 610 | 3.60 | 5.49 | 117.3 | 112.2 | 89 | 7.3 | 70.2 | 798 |
| | February | 604 | 3.60 | 5.39 | 117.8 | 113.2 | 89 | 6.6 | 69.7 | 799 |
| | March | 631 | 3.60 | 5.85 | 118.4 | 112.6 | 89 | 6.2 | 69.3 | 791 |
| | April | 655 | 3.80 | 6.25 | 118.8 | 113.2 | 89 | 6.9 | 69.9 | 778 |
| | May | 639 | 3.70 | 5.99 | 119.1 | 113.6 | 89 | 7.9 | 70.5 | 773 |
| | June | 633 | 3.60 | 5.89 | 118.9 | 113.4 | 89 | 8.4 | 70.7 | 759 |
| | July | 627 | 3.50 | 5.79 | 118.0 | 114.6 | 89 | 8.1 | 70.1 | 752 |
| | August | 604 | 3.30 | 5.39 | 118.1 | 114.5 | 88 | 7.8 | 69.3 | 757 |
| | September | 604 | 3.30 | 5.39 | | 114.5 | 88 | 7.6 | 68.8 | 770 |
| | October | | | | | | | | | |
| | November | | | | | | | | | |
| | December | | | | | | | | | |

"P & I" means Principal and Interest (assumes $100,000 mortgage amortized over 25 years using current 5 year interest rate)
"NHPI" means New Housing Price Index
"CPI" means Consumer Price Index
"SA" means Seasonally Adjusted

Source: CMHC, adapted from Statistics Canada (CANSIM), Statistics Canada (CANSIM)

# METHODOLOGY

**Starts & Completions Survey Methodology**

The Starts and Completions Survey is conducted by way of site visits which are used to confirm that new units have reached set stages in the construction process. Since most municipalities in the country issue building permits, these are used as an indication of where construction is likely to take place. In areas where there are no permits, reliance has to be placed either on local sources or searching procedures.

The Starts and Completions Survey is carried out monthly in urban areas with population in excess of 50,000, as defined by the 2006 Census. In urban areas with populations of 10,000 to 49,999, all Starts are enumerated in the last month of the quarter (i.e. four times a year, in March, June, September and December). In these centres with quarterly enumeration, Completion activity is modelled based on historical patterns. Monthly Starts and Completions activity in these quarterly locations are statistically estimated at a provincial level for single and multi categories. Centres with populations below 10,000 are enumerated on a sample basis, also in the last month of each quarter (i.e. four times a year, in March, June, September and December).

The Starts and Completions Survey enumerates dwelling units in new structures only, designed for non-transient and year-round occupancy.

Mobile homes are included in the surveys. A mobile home is a type of manufactured house that is completely assembled in a factory and then moved to a foundation before it is occupied.

Trailers or any other movable dwelling (the larger often referred to as a mobile home) with no permanent foundation are excluded from the survey.

Conversions and/or alterations within an existing structure are excluded from the surveys as are seasonal dwellings, such as: summer cottages, hunting and ski cabins, trailers and boat houses; and hostel accommodations, such as: hospitals, nursing homes, penal institutions, convents, monasteries, military and industrial camps, and collective types of accommodation such as: hotels, clubs, and lodging homes.

**Market Absorption Survey Methodology**

The Market Absorption Survey is carried out in conjunction with the Starts and Completions Survey in urban areas with populations in excess of 50,000. When a structure is recorded as completed, an update is also made as units are sold or rented. The dwellings are then enumerated each month until such time as full absorption occurs.

# STARTS AND COMPLETIONS SURVEY AND MARKET ABSORPTION SURVEY DEFINITIONS

A "**dwelling unit**", for purposes of the Starts and Completions Survey, is defined as a structurally separate set of self-contained living premises with a private entrance from outside the building or from a common hall, lobby, or stairway inside the building. Such an entrance must be one that can be used without passing through another separate dwelling unit.

A "**start**", for purposes of the Starts and Completions Survey, is defined as the beginning of construction work on a building, usually when the concrete has been poured for the whole of the footing around the structure, or an equivalent stage where a basement will not be part of the structure.

The number of units "**under construction**" as at the end of the period shown, takes into account certain adjustments which are necessary for various reasons. For example, after a start on a dwelling has commenced construction may cease, or a structure, when completed, may contain more or fewer dwelling units than were reported at start.

A "**completion**", for purposes of the Starts and Completions Survey, is defined as the stage at which all the proposed construction work on a dwelling unit has been performed, although under some circumstances a dwelling may be counted as completed where up to 10 per cent of the proposed work remains to be done.

The term "**absorbed**" means that a housing unit is no longer on the market (i.e. has been sold or rented). This usually happens when a binding contract is secured by a non-refundable deposit and has been signed by a qualified purchaser. The purpose of the Market Absorption Survey is to measure the rate at which units are sold or rented after they are completed, as well as collect prices.

## DWELLING TYPES:

A "**Single-Detached**" dwelling (also referred to as "**Single**") is a building containing only one dwelling unit, which is completely separated on all sides from any other dwelling or structure. Includes link homes, where two units may share a common basement wall but are separated above grade. Also includes cluster-single developments.

A "**Semi-Detached (Double)**" dwelling (also referred to as "**Semi**") is one of two dwellings located side-by-side in a building, adjoining no other structure and separated by a common or party wall extending from ground to roof.

A "**Row (Townhouse)**" dwelling is a one family dwelling unit in a row of three or more attached dwellings separated by a common or party wall extending from ground to roof.

The term "**Apartment and other**" includes all dwellings other than those described above, including structures commonly known as stacked townhouses, duplexes, triplexes, double duplexes and row duplexes.

## INTENDED MARKET:

The "**intended market**" is the tenure in which the unit is being marketed. This includes the following categories:

**Freehold:** A residence where the owner owns the dwelling and lot outright.

**Condominium (including Strata-Titled):** An individual dwelling which is privately owned, but where the building and/or the land are collectively owned by all dwelling unit owners. A condominium is a form of ownership rather than a type of house.

**Rental**: Dwelling constructed for rental purposes regardless of who finances the structure.

## GEOGRAPHICAL TERMS:

A census metropolitan area (CMA) or a census agglomeration (CA) is formed by one or more adjacent municipalities centred on a large urban area (known as the urban core). The census population count of the urban core is at least 10,000 to form a census agglomeration and at least 100,000 to form a census metropolitan area. To be included in the CMA or CA, other adjacent municipalities must have a high degree on integration with the central urban area, as measured by commuting flows derived from census place of work data. CMAs and CAs contain whole municipalities or Census Subdivisions.

A "**Rural**" area, for the purposes of this publication, is a centre with a population less than 10,000.

All data presented in this publication is based on Statistics Canada's 2006 Census area definitions, except the Economic Indicators data (Table 6) which is based on Statistics Canada's 2001 Census area definitions.

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